

**Oak Bridge Condominium  
Budget Comparison Report - Operating  
8/1/2017 - 8/31/2017**

	8/1/2017 - 8/31/2017			1/1/2017 - 8/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Other</u>							
3010 - Condo Fees	\$43,920.00	\$43,920.00	\$0.00	\$351,360.00	\$351,360.00	\$0.00	\$527,040.00
3011 - Building 2 & 3 Additional Fee	\$8,880.00	\$8,880.00	\$0.00	\$71,040.00	\$71,040.00	\$0.00	\$106,560.00
3110 - Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$46,080.00	\$46,080.00	\$0.00	\$69,120.00
3310 - Late Fees	\$433.92	\$0.00	\$433.92	\$2,408.46	\$0.00	\$2,408.46	\$0.00
3425 - Interest - Operating	\$29.64	\$0.00	\$29.64	\$179.92	\$0.00	\$179.92	\$0.00
3527 - Legal / Collection Fees	\$75.00	\$0.00	\$75.00	\$707.97	\$0.00	\$707.97	\$0.00
3531 - Other Income	\$2,825.00	\$0.00	\$2,825.00	\$8,940.00	\$0.00	\$8,940.00	\$0.00
<u>Total Other</u>	\$61,923.56	\$58,560.00	\$3,363.56	\$480,716.35	\$468,480.00	\$12,236.35	\$702,720.00
<b>Total Income</b>	\$61,923.56	\$58,560.00	\$3,363.56	\$480,716.35	\$468,480.00	\$12,236.35	\$702,720.00
<b>Expense</b>							
<u>Other</u>							
4020 - Accounting - CPA	\$0.00	\$166.67	\$166.67	\$2,000.00	\$1,333.36	(\$666.64)	\$2,000.00
4050 - Administrative	\$0.00	\$500.00	\$500.00	\$299.86	\$4,000.00	\$3,700.14	\$6,000.00
4070 - Bad Debt / Write-Offs	\$5,650.26	\$0.00	(\$5,650.26)	\$12,159.49	\$0.00	(\$12,159.49)	\$0.00
4190 - Legal	\$266.25	\$250.00	(\$16.25)	\$1,783.79	\$2,000.00	\$216.21	\$3,000.00
4240 - Management Fee	\$3,280.56	\$3,350.00	\$69.44	\$22,963.92	\$26,800.00	\$3,836.08	\$40,200.00
4610 - Insurance	\$0.00	\$5,416.67	\$5,416.67	\$44,002.80	\$43,333.36	(\$669.44)	\$65,000.00
4655 - Insurance Claim Expense	\$0.00	\$0.00	\$0.00	\$798.05	\$0.00	(\$798.05)	\$0.00
5050 - Electricity	\$3,793.30	\$5,000.00	\$1,206.70	\$31,959.32	\$40,000.00	\$8,040.68	\$60,000.00
5055 - Heating (Gas) - Clubhouse	\$277.46	\$1,000.00	\$722.54	\$6,282.66	\$8,000.00	\$1,717.34	\$12,000.00
5060 - Heating - Additional (B2 & B3 Gas Heat)	\$0.00	\$5,000.00	\$5,000.00	\$28,493.60	\$40,000.00	\$11,506.40	\$60,000.00
5418 - Telephone - 2 & 3	(\$106.71)	\$350.00	\$456.71	\$1,983.29	\$2,800.00	\$816.71	\$4,200.00
5419 - Intercom System - Fairpoint Communications	\$749.64	\$0.00	(\$749.64)	\$749.64	\$0.00	(\$749.64)	\$0.00
5480 - Water / Sewer	\$4,523.77	\$5,833.33	\$1,309.56	\$41,419.42	\$46,666.64	\$5,247.22	\$70,000.00
5510 - Maintenance	\$1,108.95	\$1,666.67	\$557.72	\$24,441.00	\$13,333.36	(\$11,107.64)	\$20,000.00
5515 - Maintenance -Buildings 2 & 3	\$3,358.50	\$2,500.00	(\$858.50)	\$24,869.03	\$20,000.00	(\$4,869.03)	\$30,000.00
5580 - On Site Maintenance	\$738.60	\$1,560.00	\$821.40	\$6,291.45	\$12,480.00	\$6,188.55	\$18,720.00
5585 - Contingency	\$0.00	\$68.83	\$68.83	\$0.00	\$550.64	\$550.64	\$826.00
5695 - Dryer Vent Cleaning	\$0.00	\$2,187.50	\$2,187.50	\$0.00	\$17,500.00	\$17,500.00	\$26,250.00
5735 - Reserve Analysis	\$0.00	\$0.00	\$0.00	\$0.00	\$3,500.00	\$3,500.00	\$3,500.00
5935 - Carpet Cleaning	\$0.00	\$500.00	\$500.00	\$2,700.00	\$4,000.00	\$1,300.00	\$6,000.00
6030 - Fire System / Alarm	\$6,014.36	\$291.67	(\$5,722.69)	\$7,132.36	\$2,333.36	(\$4,799.00)	\$3,500.00
6135 - Common Area Housekeeping	\$3,338.00	\$1,750.00	(\$1,588.00)	\$15,014.00	\$14,000.00	(\$1,014.00)	\$21,000.00
6200 - Elevator	\$0.00	\$833.33	\$833.33	\$6,499.26	\$6,666.64	\$167.38	\$10,000.00
6205 - Pool Maintenance	\$460.54	\$500.00	\$39.46	\$4,286.98	\$4,000.00	(\$286.98)	\$6,000.00
6505 - Pest Control	\$180.00	\$180.00	\$0.00	\$1,260.00	\$1,440.00	\$180.00	\$2,160.00
6710 - Irrigation System	\$0.00	\$591.67	\$591.67	\$800.00	\$4,733.36	\$3,933.36	\$7,100.00
6820 - Landscaping - Other	\$0.00	\$250.00	\$250.00	\$0.00	\$2,000.00	\$2,000.00	\$3,000.00
6825 - Landscaping	\$5,714.28	\$3,000.00	(\$2,714.28)	\$14,285.70	\$14,000.00	(\$285.70)	\$20,000.00
6885 - Tree Trim & Removal	\$0.00	\$416.67	\$416.67	\$0.00	\$3,333.36	\$3,333.36	\$5,000.00
6925 - Snow Removal	\$0.00	\$0.00	\$0.00	\$16,800.00	\$21,000.00	\$4,200.00	\$21,000.00
6940 - Snow Removal - Extras	\$0.00	\$0.00	\$0.00	\$390.00	\$5,000.00	\$4,610.00	\$5,000.00
7010 - Trash Removal	\$451.50	\$458.33	\$6.83	\$3,650.00	\$3,666.64	\$16.64	\$5,500.00
7220 - Clubhouse	\$0.00	\$666.67	\$666.67	\$1,674.95	\$5,333.36	\$3,658.41	\$8,000.00
7740 - Pacific Premier Bank Capital Reserve	\$4,392.00	\$4,392.00	\$0.00	\$35,136.00	\$35,136.00	\$0.00	\$52,704.00
7745 - Add'l Reserve Funding - Construction Loan	\$6,705.00	\$6,705.00	\$0.00	\$53,640.00	\$53,640.00	\$0.00	\$80,460.00
7750 - Add'l Reserve Funding - Rot Loan	\$2,050.00	\$2,050.00	\$0.00	\$16,400.00	\$16,400.00	\$0.00	\$24,600.00

**Oak Bridge Condominium**  
**Budget Comparison Report - Operating**  
**8/1/2017 - 8/31/2017**

	8/1/2017 - 8/31/2017			1/1/2017 - 8/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
7755 - Capital Reserve Excess	\$0.00	\$0.00	\$0.00	\$52,000.00	\$0.00	(\$52,000.00)	\$0.00
<u>Total Other</u>	\$52,946.26	\$57,435.01	\$4,488.75	\$482,166.57	\$478,980.08	(\$3,186.49)	\$702,720.00
<b>Total Expense</b>	\$52,946.26	\$57,435.01	\$4,488.75	\$482,166.57	\$478,980.08	(\$3,186.49)	\$702,720.00
Operating Net Income	\$8,977.30	\$1,124.99	\$7,852.31	(\$1,450.22)	(\$10,500.08)	\$9,049.86	\$0.00
Net Income	\$8,977.30	\$1,124.99	\$7,852.31	(\$1,450.22)	(\$10,500.08)	\$9,049.86	\$0.00

**Oak Bridge Condominium  
Budget Comparison Report - Reserve  
8/1/2017 - 8/31/2017**

	8/1/2017 - 8/31/2017			1/1/2017 - 8/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Other</u>							
3265 - Capital Reserve Funding	\$4,392.00	\$0.00	\$4,392.00	\$35,136.00	\$0.00	\$35,136.00	\$0.00
3266 - Capital Reserve Funding - Construction Loan	\$6,705.00	\$0.00	\$6,705.00	\$53,640.00	\$0.00	\$53,640.00	\$0.00
3267 - Capital Reserve Funding - Rot Loan	\$2,050.00	\$0.00	\$2,050.00	\$16,400.00	\$0.00	\$16,400.00	\$0.00
3268 - Capital Reserve - Excess Funding	\$0.00	\$0.00	\$0.00	\$52,000.00	\$0.00	\$52,000.00	\$0.00
3430 - Interest - Reserves	\$55.81	\$0.00	\$55.81	\$282.40	\$0.00	\$282.40	\$0.00
3531 - Other Income	\$0.00	\$0.00	\$0.00	\$250.00	\$0.00	\$250.00	\$0.00
<b>Total Other</b>	<b>\$13,202.81</b>	<b>\$0.00</b>	<b>\$13,202.81</b>	<b>\$157,708.40</b>	<b>\$0.00</b>	<b>\$157,708.40</b>	<b>\$0.00</b>
<b>Total Income</b>	<b>\$13,202.81</b>	<b>\$0.00</b>	<b>\$13,202.81</b>	<b>\$157,708.40</b>	<b>\$0.00</b>	<b>\$157,708.40</b>	<b>\$0.00</b>
<b>Expense</b>							
<u>Other</u>							
4050 - Administrative	\$0.00	\$0.00	\$0.00	(\$648.82)	\$0.00	\$648.82	\$0.00
4770 - Note Payable Construction - Interest	\$2,604.17	\$0.00	(\$2,604.17)	\$20,914.92	\$0.00	(\$20,914.92)	\$0.00
4771 - Note Payable - Rot Loan - Interest	\$224.08	\$0.00	(\$224.08)	\$1,955.73	\$0.00	(\$1,955.73)	\$0.00
<b>Total Other</b>	<b>\$2,828.25</b>	<b>\$0.00</b>	<b>(\$2,828.25)</b>	<b>\$22,221.83</b>	<b>\$0.00</b>	<b>(\$22,221.83)</b>	<b>\$0.00</b>
<b>Total Expense</b>	<b>\$2,828.25</b>	<b>\$0.00</b>	<b>(\$2,828.25)</b>	<b>\$22,221.83</b>	<b>\$0.00</b>	<b>(\$22,221.83)</b>	<b>\$0.00</b>
Operating Net Income	\$10,374.56	\$0.00	\$10,374.56	\$135,486.57	\$0.00	\$135,486.57	\$0.00
Net Income	\$10,374.56	\$0.00	\$10,374.56	\$135,486.57	\$0.00	\$135,486.57	\$0.00