

## Oak Bridge Condominium Association

### Budget Comparison Report - Operating + Reserves

3/1/2018 - 3/31/2018

Year-to-Date

Income	Description	3/1/2018 - 3/31/2018			Year-to-Date			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
3010	Condo Fees	\$41,220.00	\$41,220.00	\$0.00	\$123,660.00	\$123,660.00	\$0.00	\$494,640.00
3011	Building 2 & 3 Additional Fee	\$8,880.00	\$8,880.00	\$0.00	\$26,640.00	\$26,640.00	\$0.00	\$106,560.00
3110	Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$17,280.00	\$17,280.00	\$0.00	\$69,120.00
3430	Interest - TD MM Capital Reserves	\$53.67	\$0.00	\$53.67	\$149.15	\$0.00	\$149.15	\$0.00
3435	Interest - Rockland Savings	\$16.62	\$0.00	\$16.62	\$82.01	\$0.00	\$82.01	\$0.00
3531	Other Income/Move in-out	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total Income</b>		<b>\$55,930.29</b>	<b>\$55,860.00</b>	<b>\$70.29</b>	<b>\$167,811.16</b>	<b>\$167,580.00</b>	<b>\$231.16</b>	<b>\$670,320.00</b>

Expenses	Description	3/1/2018 - 3/31/2018			Year-to-Date			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
4020	Accounting - CPA	\$0.00	\$166.67	\$166.67	\$0.00	\$500.00	\$500.00	\$2,000.00
4050	Administrative	\$179.80	\$333.33	\$153.53	\$179.80	\$1,000.00	\$820.20	\$4,000.00
4070	Bad Debt / Write-Offs	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
3265	Capital Reserve Funding	\$4,122.00	\$4,122.00	\$0.00	\$12,366.00	\$12,366.00	\$0.00	\$49,464.00
5935	Carpet Cleaning	\$0.00	\$500.00	\$500.00	\$0.00	\$1,500.00	\$1,500.00	\$6,000.00
5936	Carpt Replacement	\$0.00	\$920.00	\$920.00	\$0.00	\$2,760.00	\$2,760.00	\$11,040.00
7220	Club House	\$0.00	\$500.00	\$500.00	\$0.00	\$1,500.00	\$1,500.00	\$6,000.00
6135	Common Area Housekeeping	\$1,847.00	\$1,876.73	\$29.73	\$5,481.00	\$5,630.20	\$149.20	22,520.80
5585	Contingency	\$0.00	\$38.37	\$38.37	\$0.00	\$115.10	\$115.10	\$460.41
5516	Deck Repairs	\$0.00	\$1,333.33	\$1,333.33	\$0.00	\$4,000.00	\$4,000.00	\$16,000.00
5050	Electricity	\$5,370.43	\$4,583.33	-\$787.10	\$16,855.36	\$13,750.00	-\$3,105.36	\$55,000.00
6200	Elevator	\$1,869.03	\$666.67	-\$1,202.36	\$3,738.06	\$2,000.00	-\$1,738.06	\$8,000.00
4240	Financial Management	\$2,070.00	\$1,980.00	-\$90.00	\$6,210.00	\$5,940.00	-\$270.00	\$23,760.00
6030	Fire System / Alarm	\$0.00	\$416.67	\$416.67	\$4,200.00	\$1,250.00	-\$2,950.00	\$5,000.00
5060	Heating (Gas) - B2 & B3	\$6,650.53	\$4,166.67	-\$2,483.86	\$22,967.46	\$12,500.00	-\$10,467.46	\$50,000.00

Expenses	Description	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
5055	Heating (Gas) - Club House	\$1,028.55	\$1,125.00	\$96.45	\$3,608.12	\$3,375.00	-\$233.12	\$13,500.00
4610	Insurance	\$3,072.98	\$4,833.33	\$1,760.35	\$10,272.98	\$14,500.00	\$4,227.02	\$58,000.00
4655	Insurance Claim Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6710	Irrigation System	\$0.00	\$591.67	\$591.67	\$0.00	\$1,775.00	\$1,775.00	\$7,100.00
6825	Landscaping	\$0.00	\$2,857.14	\$2,857.14	\$0.00	\$8,571.43	\$8,571.43	\$20,000.00
6820	Landscaping - Other	\$0.00	\$166.67	\$166.67	\$0.00	\$500.00	\$500.00	\$2,000.00
4190	Legal	\$110.00	\$250.00	\$140.00	\$233.75	\$750.00	\$516.25	\$3,000.00
5510	Maintenance (general)	\$695.00	\$1,666.67	\$971.67	\$8,136.46	\$5,000.00	-\$3,136.46	\$20,000.00
5515	Maintenance - B2 & B3	\$0.00	\$2,500.00	\$2,500.00	\$6,701.15	\$7,500.00	\$798.85	\$30,000.00
4240	Management Fee	\$0.00	\$2,632.90	\$2,632.90	\$0.00	\$7,898.70	\$7,898.70	31,594.79
5580	On Site Maintenance	\$986.10	\$1,646.67	\$660.57	\$3,944.38	\$4,940.00	\$995.62	\$19,760.00
5517	Patio Repairs	\$0.00	\$516.67	\$516.67	\$0.00	\$1,550.00	\$1,550.00	\$6,200.00
6505	Pest Control	\$180.00	\$180.00	\$0.00	\$540.00	\$540.00	\$0.00	\$2,160.00
6205	Pool Maintenance	\$0.00	\$500.00	\$500.00	\$3,561.25	\$1,500.00	-\$2,061.25	\$6,000.00
5735	Reserve Analysis Update	\$0.00	\$291.67	\$291.67	\$0.00	\$875.00	\$875.00	\$3,500.00
5915	Rockland - Construct Loan	\$6,708.39	\$6,705.00	-\$3.39	\$20,125.17	\$20,115.00	-\$10.17	\$80,460.00
5920	Rockland - Rot Loan*	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6925	Snow Plowing	\$4,200.00	\$4,200.00	\$0.00	\$12,600.00	\$12,600.00	\$0.00	\$21,000.00
6940	Snow Removal - Extras	\$0.00	\$250.00	\$250.00	\$0.00	\$750.00	\$750.00	\$3,000.00
5910	TD Bank- MM - Capital Reserves	\$4,122.00	\$4,122.00	\$0.00	\$12,366.00	\$12,366.00	\$0.00	\$ 49,464.00
5418	Telephone - B2 & B3 - Earthlink	\$263.92	\$291.67	\$27.75	\$790.99	\$875.00	\$84.01	\$3,500.00
5419	Telephone - Intercoms	\$146.08	\$150.00	\$3.92	\$306.12	\$450.00	\$143.88	\$1,800.00
7010	Trash Removal	\$451.50	\$458.33	\$6.83	\$1,354.50	\$1,375.00	\$20.50	\$5,500.00
6885	Tree Trim & Removal	\$0.00	\$250.00	\$250.00	\$0.00	\$750.00	\$750.00	\$3,000.00
5480	Water / Sewer	\$4,532.77	\$5,833.33	\$1,300.56	\$14,883.06	\$17,500.00	\$2,616.94	\$70,000.00
<b>Total Expenses</b>		<b>\$48,606.08</b>	<b>\$63,622.48</b>	<b>\$15,016.40</b>	<b>\$171,421.61</b>	<b>\$190,867.43</b>	<b>\$19,445.82</b>	<b>\$719,784.00</b>

\* rot loan paid off Jan 2018 w/2017 reserve funds \$47,247.57

<b>Income</b>	<b>Description</b>	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	<b>Annual Budget</b>
3265	Capital Reserve Funding	\$4,122.00	\$4,122.00	\$0.00	\$12,366.00	\$12,366.00	\$0.00	\$49,464.00
3430	Interest - TD MM Reserves	\$53.67	\$0.00	\$0.00	\$149.15	\$0.00	\$0.00	\$0.00
3430	Interest - Rockland Savings	\$16.62	\$0.00	\$0.00	\$82.11	\$0.00	\$0.00	\$0.00
3531	Other Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total Other Income</b>		\$4,192.29	\$4,122.00	-\$70.29	\$12,597.26	\$12,366.00	-\$231.26	\$49,464.00

<b>Expense</b>	<b>Description</b>	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	<b>Actual</b>	<b>Budget</b>	<b>Variance</b>	<b>Annual Budget</b>
4770	Note Payable - Construct Interest	\$2,232.14	\$0.00	\$0.00	\$7,232.12	\$0.00	-\$7,232.12	\$0.00
	Reserve - Rot Loan Pay-Off	\$47,247.57	\$0.00	-\$47,247.57	\$47,247.57	\$0.00	-\$47,247.57	\$0.00
4771	Note Payable - Rot Loan Interest	\$0.00	\$0.00	\$0.00	\$187.46	\$0.00	-\$187.46	\$0.00
<b>Total Other Expenses</b>		\$49,479.71	\$0.00	-\$49,479.71	\$54,667.15	\$0.00	-\$54,667.15	\$0.00

<b>February - Ending Balances</b>	<b>Income</b>
Operating - TD Bank	\$78,373.43
Reserves - TD-MM	\$126,896.53
Reserves - Rockland Savings	\$55,267.98
Total	\$260,537.94