

**Oak Bridge Condominium**  
**Budget Comparison Report - Operating Fund**  
**11/1/2015 - 11/30/2015**

	11/1/2015 - 11/30/2015			1/1/2015 - 11/30/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Operating Income</u>							
3065 - Condo Fees	\$47,700.00	\$47,700.00	\$0.00	\$524,700.00	\$524,700.00	\$0.00	\$572,400.00
3070 - Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$63,360.00	\$63,360.00	\$0.00	\$69,120.00
3080 - Winter Special Assessment	\$0.00	\$0.00	\$0.00	\$27,000.00	\$0.00	\$27,000.00	\$0.00
3095 - Clubhouse	\$50.00	\$0.00	\$50.00	\$125.00	\$0.00	\$125.00	\$0.00
3180 - Late Fees	\$629.12	\$0.00	\$629.12	\$7,797.20	\$0.00	\$7,797.20	\$0.00
3190 - Move In/Out Fee	\$700.00	\$0.00	\$700.00	\$2,900.00	\$0.00	\$2,900.00	\$0.00
3230 - Other	\$25.00	\$0.00	\$25.00	\$1,817.50	\$0.00	\$1,817.50	\$0.00
<b>Total Operating Income</b>	<b>\$54,864.12</b>	<b>\$53,460.00</b>	<b>\$1,404.12</b>	<b>\$627,699.70</b>	<b>\$588,060.00</b>	<b>\$39,639.70</b>	<b>\$641,520.00</b>
<b>Total Income</b>	<b>\$54,864.12</b>	<b>\$53,460.00</b>	<b>\$1,404.12</b>	<b>\$627,699.70</b>	<b>\$588,060.00</b>	<b>\$39,639.70</b>	<b>\$641,520.00</b>
<b>Expense</b>							
<u>Other</u>							
5910 - Replacement Reserve	\$3,450.00	\$3,450.00	\$0.00	\$37,950.00	\$37,950.00	\$0.00	\$41,400.00
5915 - Additional Reserve Funding	\$5,760.00	\$5,760.00	\$0.00	\$63,360.00	\$63,360.00	\$0.00	\$69,120.00
<b>Total Other</b>	<b>\$9,210.00</b>	<b>\$9,210.00</b>	<b>\$0.00</b>	<b>\$101,310.00</b>	<b>\$101,310.00</b>	<b>\$0.00</b>	<b>\$110,520.00</b>
<u>Operating Expenses</u>							
4010 - Accounting	\$0.00	\$0.00	\$0.00	\$1,800.00	\$2,000.00	\$200.00	\$2,000.00
4015 - Administrative	\$1,009.48	\$458.33	(\$551.15)	\$3,913.95	\$5,041.63	\$1,127.68	\$5,500.00
4020 - Bad Debt	\$0.00	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,000.00	\$10,000.00
4023 - Carpet Cleaning	\$0.00	\$608.33	\$608.33	\$3,000.00	\$6,691.63	\$3,691.63	\$7,300.00
4025 - Cleaning	\$1,707.70	\$1,800.00	\$92.30	\$18,967.47	\$19,800.00	\$832.53	\$21,600.00
4030 - Clubhouse	\$305.07	\$845.00	\$539.93	\$3,026.19	\$9,295.00	\$6,268.81	\$10,140.00
4035 - Electricity	\$4,234.44	\$5,416.67	\$1,182.23	\$47,355.45	\$59,583.37	\$12,227.92	\$65,000.00
4040 - Elevator	\$0.00	\$583.33	\$583.33	\$9,546.36	\$6,416.63	(\$3,129.73)	\$7,000.00
4045 - Fire System/Alarms	\$0.00	\$291.67	\$291.67	\$1,830.00	\$3,208.37	\$1,378.37	\$3,500.00
4055 - Heating - Additional	\$0.00	\$5,416.67	\$5,416.67	\$42,238.86	\$59,583.37	\$17,344.51	\$65,000.00
4060 - Heating (Gas)	\$0.00	\$1,250.00	\$1,250.00	\$8,706.01	\$13,750.00	\$5,043.99	\$15,000.00
4070 - Insurance	\$5,611.45	\$6,250.00	\$638.55	\$69,670.30	\$68,750.00	(\$920.30)	\$75,000.00
4080 - Irrigation System	\$0.00	\$250.00	\$250.00	\$67.50	\$2,750.00	\$2,682.50	\$3,000.00
4085 - Landscaping	\$2,475.00	\$1,166.67	(\$1,308.33)	\$22,050.00	\$12,833.37	(\$9,216.63)	\$14,000.00
4095 - Legal	\$230.00	\$625.00	\$395.00	\$1,938.78	\$6,875.00	\$4,936.22	\$7,500.00
4100 - Maintenance	\$1,192.11	\$1,666.67	\$474.56	\$17,108.81	\$18,333.37	\$1,224.56	\$20,000.00
4107 - Maintenance - Buildings 2 & 3	\$805.50	\$833.33	\$27.83	\$21,375.90	\$9,166.63	(\$12,209.27)	\$10,000.00
4110 - Management Fees	\$2,865.62	\$2,865.62	\$0.00	\$31,521.82	\$31,521.82	\$0.00	\$34,387.42
4115 - On Site Maintenance	\$1,636.44	\$2,583.33	\$946.89	\$16,397.61	\$28,416.63	\$12,019.02	\$31,000.00
4120 - Owned Unit	\$0.00	\$0.00	\$0.00	\$563.79	\$0.00	(\$563.79)	\$0.00
4125 - Pest Control	\$180.00	\$180.00	\$0.00	\$1,980.00	\$1,980.00	\$0.00	\$2,160.00
4130 - Pool Maintenance	\$3,118.78	\$500.00	(\$2,618.78)	\$8,960.81	\$5,500.00	(\$3,460.81)	\$6,000.00
4140 - Snow Removal - Contract	\$0.00	\$2,833.33	\$2,833.33	\$22,668.00	\$31,166.63	\$8,498.63	\$34,000.00
4145 - Snow Removal - Extra	\$0.00	\$0.00	\$0.00	\$13,430.00	\$0.00	(\$13,430.00)	\$0.00
4150 - Taxes	\$579.10	\$0.00	(\$579.10)	\$1,158.20	\$0.00	(\$1,158.20)	\$0.00
4155 - Telephone	\$228.75	\$245.83	\$17.08	\$2,268.56	\$2,704.13	\$435.57	\$2,950.00
4160 - Trash Removal	\$361.20	\$383.33	\$22.13	\$4,556.20	\$4,216.63	(\$339.57)	\$4,600.00
4165 - Tree Work	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00	\$1,500.00
4170 - Water & Sewer	\$4,578.73	\$5,416.67	\$837.94	\$47,499.53	\$59,583.37	\$12,083.84	\$65,000.00
<b>Total Operating Expenses</b>	<b>\$31,119.37</b>	<b>\$42,469.78</b>	<b>\$11,350.41</b>	<b>\$423,600.10</b>	<b>\$480,667.58</b>	<b>\$57,067.48</b>	<b>\$523,137.42</b>
<b>Total Expense</b>	<b>\$40,329.37</b>	<b>\$51,679.78</b>	<b>\$11,350.41</b>	<b>\$524,910.10</b>	<b>\$581,977.58</b>	<b>\$57,067.48</b>	<b>\$633,657.42</b>
<b>Total Operating Fund Net Income</b>	<b>\$14,534.75</b>	<b>\$1,780.22</b>	<b>\$12,754.53</b>	<b>\$102,789.60</b>	<b>\$6,082.42</b>	<b>\$96,707.18</b>	<b>\$7,862.58</b>

**Oak Bridge Condominium  
Budget Comparison Report - Reserve Fund  
11/1/2015 - 11/30/2015**

	11/1/2015 - 11/30/2015			1/1/2015 - 11/30/2015			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Reserve Income</u>							
9010 - Reserve Funding	\$3,450.00	\$3,450.00	\$0.00	\$37,950.00	\$37,950.00	\$0.00	\$41,400.00
9011 - Reserve Additional Funding	\$5,760.00	\$5,760.00	\$0.00	\$63,360.00	\$63,360.00	\$0.00	\$69,120.00
9020 - Reserve Interest	\$11.78	\$0.00	\$11.78	\$152.01	\$0.00	\$152.01	\$0.00
<u>Total Reserve Income</u>	\$9,221.78	\$9,210.00	\$11.78	\$101,462.01	\$101,310.00	\$152.01	\$110,520.00
<b>Total Income</b>	\$9,221.78	\$9,210.00	\$11.78	\$101,462.01	\$101,310.00	\$152.01	\$110,520.00
<b>Expense</b>							
<u>Reserve Expenses</u>							
9150 - Boiler	\$0.00	\$0.00	\$0.00	\$6,018.00	\$0.00	(\$6,018.00)	\$0.00
9160 - Building Exterior	\$0.00	\$0.00	\$0.00	\$73,460.00	\$0.00	(\$73,460.00)	\$0.00
9180 - Clubhouse Equipment	\$0.00	\$0.00	\$0.00	\$4,029.99	\$0.00	(\$4,029.99)	\$0.00
9215 - Electrical	\$0.00	\$0.00	\$0.00	\$9,690.00	\$0.00	(\$9,690.00)	\$0.00
9260 - Roof	\$0.00	\$0.00	\$0.00	\$8,205.00	\$0.00	(\$8,205.00)	\$0.00
9275 - Venting	\$0.00	\$0.00	\$0.00	\$3,629.50	\$0.00	(\$3,629.50)	\$0.00
9510 - Loan Interest	\$2,977.91	\$0.00	(\$2,977.91)	\$32,146.52	\$0.00	(\$32,146.52)	\$0.00
<u>Total Reserve Expenses</u>	\$2,977.91	\$0.00	(\$2,977.91)	\$137,179.01	\$0.00	(\$137,179.01)	\$0.00
<b>Total Expense</b>	\$2,977.91	\$0.00	(\$2,977.91)	\$137,179.01	\$0.00	(\$137,179.01)	\$0.00
<b>Total Reserve Fund Net Income</b>	\$6,243.87	\$9,210.00	(\$2,966.13)	(\$35,717.00)	\$101,310.00	(\$137,027.00)	\$110,520.00