

Oak Bridge Condominium Association

Budget Comparison Report - Operating + Reserves

10/1/2019 - 10/31/2019

Year-to-Date

Income	Description	10/1/2019 - 10/31/2019			Year-to-Date			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
3010	Condo Fees	\$41,220.00	\$41,220.00	\$0.00	\$412,200.00	\$412,200.00	\$0.00	\$494,640.00
3011	Building 2 & 3 Additional Fee	\$8,880.00	\$8,880.00	\$0.00	\$88,800.00	\$88,800.00	\$0.00	\$106,560.00
3110	Construction Assessment	\$5,760.00	\$5,760.00	\$0.00	\$57,600.00	\$57,600.00	\$0.00	\$69,120.00
	Building 2 & 3 Boiler Fund	\$12,960.00	\$0.00	\$0.00	\$12,960.00	\$0.00	\$0.00	\$0.00
4007	Doggie DNA/PooPrints	\$0.00	\$0.00	\$70.00	\$4,229.00	\$0.00	\$0.00	\$0.00
3430	Interest - TD MM Capital Reserves	\$31.50	\$0.00	\$31.50	\$519.13	\$0.00	\$519.13	\$0.00
	Interest - Bank of NE - Boiler Fund	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
3435	Interest - Rockland Savings	\$8.51	\$0.00	\$8.51	\$104.13	\$0.00	\$104.13	\$0.00
	Total Income	\$68,860.01	\$55,860.00	\$110.01	\$576,412.26	\$558,600.00	\$623.26	\$670,320.00

Expenses	Description	10/1/2019 - 10/31/2019			Year-to-Date			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
4020	Accounting - CPA	\$0.00	\$0.00	\$0.00	\$1,250.00	\$2,800.00	\$1,550.00	\$2,800.00
4050	Administrative	\$0.00	\$83.33	\$83.33	\$671.28	\$833.33	\$162.05	\$1,000.00
3265	Capital Reserve Funding	\$4,125.00	\$4,125.00	\$0.00	\$41,250.00	\$41,250.00	\$0.00	\$49,500.00
5935	Carpet Cleaning	\$0.00	\$0.00	\$0.00	\$2,800.00	\$2,700.00	-\$100.00	\$5,400.00
5936	Carpt Replacement	\$0.00	\$0.00	\$0.00	\$20,900.00	\$15,000.00	-\$5,900.00	\$15,000.00
7220	Club House	\$0.00	\$500.00	\$500.00	\$1,717.14	\$5,000.00	\$3,282.86	\$6,000.00
6135	Common Area Housekeeping	\$1,994.00	\$2,007.33	\$13.33	\$19,794.00	\$20,073.33	\$279.33	24,088.00
5585	Contingency	\$0.00	\$14.33	\$14.33	\$0.00	\$143.33	\$143.33	\$172.00
5516	Deck Repairs	\$0.00	\$0.00	\$0.00	\$29,575.20	\$28,800.00	-\$775.20	\$28,800.00
5008	Doggie DNA/PooPrints	\$0.00	\$0.00	\$0.00	\$3,359.85	\$0.00	\$0.00	\$0.00
5050	Electricity	\$5,113.46	\$4,583.33	-\$530.13	\$51,645.10	\$45,833.33	-\$5,811.77	\$55,000.00
6200	Elevator	\$612.00	\$700.00	\$88.00	\$11,524.00	\$7,000.00	-\$4,524.00	\$8,400.00
4240	Property + Financial Management	\$3,600.00	\$3,600.00	\$0.00	\$36,000.00	\$36,000.00	\$0.00	43,200.00
6030	Fire System / Alarm	\$0.00	\$416.67	\$416.67	\$1,646.73	\$4,166.67	\$2,519.94	\$5,000.00
5060	Heating (Gas) - B2 & B3	\$2,445.19	\$4,166.67	\$1,721.48	\$41,015.09	\$41,666.67	\$651.58	\$50,000.00

Expenses	Description	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
5055	Heating (Gas) - Club House	\$366.71	\$1,000.00	\$633.29	\$7,024.84	\$10,000.00	\$2,975.16	\$12,000.00
4610	Insurance	\$3,151.50	\$3,750.00	\$598.50	\$33,016.86	\$37,500.00	\$4,483.14	\$45,000.00
6710	Irrigation System	\$1,924.40	\$375.00	-\$1,549.40	\$1,924.40	\$4,500.00	\$2,575.60	\$4,500.00
6825	Landscaping	\$2,857.14	\$2,857.14	\$0.00	\$19,999.98	\$19,999.98	\$0.00	\$20,000.00
6820	Landscaping - Other	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,000.00
4190	Legal	\$0.00	\$166.67	\$166.67	\$1,403.75	\$1,666.67	\$262.92	\$2,000.00
5510	Maintenance (general)	\$832.87	\$2,083.33	\$1,250.46	\$29,400.11	\$20,833.33	-\$8,566.78	\$25,000.00
5515	Maintenance - B2 & B3	\$5,064.87	\$3,250.00	-\$1,814.87	\$28,422.77	\$32,500.00	\$4,077.23	\$39,000.00
5580	On Site Maintenance	\$194.43	\$1,646.67	\$1,452.24	\$10,397.43	\$16,466.67	\$6,069.24	\$19,760.00
5517	Patio Repairs	\$0.00	\$0.00	\$0.00	\$6,350.00	\$6,200.00	-\$150.00	\$6,200.00
	Pavement	\$0.00	\$23,140.00	\$23,140.00	\$27,210.00	\$23,140.00	-\$4,070.00	\$23,140.00
6505	Pest Control	\$0.00	\$200.00	\$200.00	\$7,025.00	\$2,000.00	-\$5,025.00	\$2,400.00
6205	Pool Maintenance	\$120.00	\$500.00	\$380.00	\$1,504.92	\$5,000.00	\$3,495.08	\$6,000.00
5735	Reserve Analysis Update	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5915	Rockland - Construct Loan	\$6,708.39	\$6,705.00	-\$3.39	\$67,083.90	\$67,050.00	-\$33.90	\$80,460.00
6925	Snow Plowing	\$0.00	\$4,200.00	\$4,200.00	\$12,600.00	\$12,600.00	\$0.00	\$21,000.00
6940	Snow Removal - Extras	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,000.00
5910	TD Bank- MM - Capital Reserves	\$4,125.00	\$4,125.00	\$0.00	\$41,250.00	\$41,250.00	\$0.00	\$ 49,500.00
5418	Telephone - B2 & B3 - Windstream	\$283.29	\$350.00	\$66.71	\$2,795.77	\$3,500.00	\$704.23	\$4,200.00
5419	Telephone - Intercoms	\$179.80	\$150.00	-\$29.80	\$1,658.50	\$1,500.00	-\$158.50	\$1,800.00
7010	Trash Removal	\$602.00	\$458.33	-\$143.67	\$3,992.52	\$4,583.33	\$590.81	\$5,500.00
6885	Tree Trim & Removal	\$2,100.00	\$0.00	\$0.00	\$2,100.00	\$3,000.00	\$900.00	\$3,000.00
5480	Water / Sewer	\$8,170.40	\$5,000.00	-\$3,170.40	\$55,576.56	\$50,000.00	-\$5,576.56	\$60,000.00
	Total Expenses	\$54,570.45	\$80,153.81	\$27,683.36	\$623,885.70	\$614,556.65	-\$5,969.20	\$730,820.00

Income	Description	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
3265	Capital Reserve Funding	\$4,125.00	\$4,125.00	\$0.00	\$41,250.00	\$41,250.00	\$0.00	\$49,500.00
3430	Interest - TD MM Reserves	\$31.50	\$0.00	\$0.00	\$519.13	\$0.00	\$0.00	\$0.00
3430	Interest - Rockland Savings	\$8.51	\$0.00	\$0.00	\$104.13	\$0.00	\$0.00	\$0.00
3430	Interest - Bank of NE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
3531	Other Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Other Income		\$4,165.01	\$4,125.00	-\$40.01	\$41,873.26	\$41,250.00	-\$623.26	\$49,500.00

Expense	Description	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
4770	Note Payable - Construct Interest	\$1,931.04	\$0.00	\$0.00	\$20,477.84	\$0.00	\$0.00	\$0.00
Total Other Expenses		\$1,931.04	\$0.00	\$0.00	\$20,477.84	\$0.00	\$0.00	\$0.00

Reserves	Description	Actual	Budget	Variance	2019 Actual	2019 Budget	2019 Variance	Annual Budget
	New Hot Tub	\$2,261.00	\$0.00	\$0.00	\$25,868.75	\$0.00	\$0.00	\$0.00
	B3 garage door	\$0.00	\$0.00	\$0.00	\$11,500.00	\$0.00	\$0.00	\$0.00
Total Reserve Expenses		\$2,261.00	\$0.00	\$0.00	\$25,868.75	\$0.00	\$0.00	\$0.00

Ending Balances	Income
Operating - TD Bank	\$159,126.25
Reserves - TD-MM	\$74,199.82
Reserves - Bank of NE - MM	\$50,000.00
Reserves - Rockland Savings	\$42,056.80
Reserves - Bank of NE - boilers	\$12,960.00
Total	\$325,382.87