

# Budget Comparison

WIND TREE HOA

Comparison Periods: 01/01/19 - 01/31/19 and 01/01/19 - 01/31/19 (cash basis)

	Actual 01/01/19 - 01/31/19	Budget 01/19 - 01/19	\$ Change	% Change	Actual YTD 01/01/19 - 01/31/19	Budget YTD 01/19 - 01/19	\$ Change	% Change
<b>INCOME</b>								
4000 INCOME								
302 Membership Dues Income	6,769.74	7,140.00	-370.26	-5.2 %	6,769.74	7,140.00	-370.26	-5.2 %
309 Late Fee Income	10.14	30.00	-19.86	-66.2 %	10.14	30.00	-19.86	-66.2 %
319 Closing Letters	50.00	0.00	50.00		50.00	0.00	50.00	
321 Special Assessment (2015)	3,560.50	2,505.00	1,055.50	42.1 %	3,560.50	2,505.00	1,055.50	42.1 %
4001 Bankruptcy Payouts	30.75	30.75	0.00	0.0 %	30.75	30.75	0.00	0.0 %
4000 Total INCOME	10,421.13	9,705.75	715.38	7.4 %	10,421.13	9,705.75	715.38	7.4 %
306 Payment Plan	0.00	100.00	-100.00	-100.0 %	0.00	100.00	-100.00	-100.0 %
<b>TOTAL INCOME</b>	<b>10,421.13</b>	<b>9,805.75</b>	<b>615.38</b>	<b>6.3 %</b>	<b>10,421.13</b>	<b>9,805.75</b>	<b>615.38</b>	<b>6.3 %</b>
<b>EXPENSE</b>								
5003 Repairs & Maintenance								
10 Materials & Supplies	100.77	256.00	-155.23	-60.6 %	100.77	256.00	-155.23	-60.6 %
11 Plumbing	40.40	89.00	-48.60	-54.6 %	40.40	89.00	-48.60	-54.6 %
12 Contract Labor	292.50	250.00	42.50	17.0 %	292.50	250.00	42.50	17.0 %
16 Parking Lot	0.00	4,478.00	-4,478.00	-100.0 %	0.00	4,478.00	-4,478.00	-100.0 %
17 Fence Repair/Replacement	48.32	95.00	-46.68	-49.1 %	48.32	95.00	-46.68	-49.1 %
5003 Total Repairs & Maintenance	481.99	5,168.00	-4,686.01	-90.7 %	481.99	5,168.00	-4,686.01	-90.7 %
5004 Landscaping								
6011 Contract Landscape	1,100.00	1,100.00	0.00	0.0 %	1,100.00	1,100.00	0.00	0.0 %
6012 In-House Landscape	72.28	60.00	12.28	20.5 %	72.28	60.00	12.28	20.5 %
5004 Total Landscaping	1,172.28	1,160.00	12.28	1.1 %	1,172.28	1,160.00	12.28	1.1 %
5005 Insurance	1,933.08	1,935.00	-1.92	-0.1 %	1,933.08	1,935.00	-1.92	-0.1 %
5006 Legal, Professional Fees	0.00	420.00	-420.00	-100.0 %	0.00	420.00	-420.00	-100.0 %
5020 Utilities								
5011 Electric	387.88	490.00	-102.12	-20.8 %	387.88	490.00	-102.12	-20.8 %
5017 Water And Sewer Utility	44.57	75.00	-30.43	-40.6 %	44.57	75.00	-30.43	-40.6 %
6001 Trash Removal	176.94	0.00	176.94		176.94	0.00	176.94	
5020 Total Utilities	609.39	565.00	44.39	7.9 %	609.39	565.00	44.39	7.9 %
5103 Other Expenses	5.50	0.00	5.50		5.50	0.00	5.50	
6003 Admin/Accounting								
5000 Postage	101.20	24.00	77.20	321.7 %	101.20	24.00	77.20	321.7 %
6006 Accounting Software	75.00	75.00	0.00	0.0 %	75.00	75.00	0.00	0.0 %
6003 Total Admin/Accounting	176.20	99.00	77.20	78.0 %	176.20	99.00	77.20	78.0 %
6100 Management								

	Actual 01/01/19 - 01/31/19	Budget 01/19 - 01/19	\$ Change	% Change	Actual YTD 01/01/19 - 01/31/19	Budget YTD 01/19 - 01/19	\$ Change	% Change
6002 Management Fees	617.50	662.00	-44.50	-6.7 %	617.50	662.00	-44.50	-6.7 %
6004 Property Inspection	0.00	30.00	-30.00	-100.0 %	0.00	30.00	-30.00	-100.0 %
6100 Total Management	617.50	692.00	-74.50	-10.8 %	617.50	692.00	-74.50	-10.8 %
<b>TOTAL EXPENSE</b>	<b>4,995.94</b>	<b>10,039.00</b>	<b>-5,043.06</b>	<b>-50.2 %</b>	<b>4,995.94</b>	<b>10,039.00</b>	<b>-5,043.06</b>	<b>-50.2 %</b>
<b>OTHER INCOME</b>								
8000 Unallocated Prepays	-481.48	0.00	-481.48		-481.48	0.00	-481.48	
<b>TOTAL OTHER INCOME</b>	<b>-481.48</b>	<b>0.00</b>	<b>-481.48</b>		<b>-481.48</b>	<b>0.00</b>	<b>-481.48</b>	
<b>NOI</b>	<b>4,943.71</b>	<b>-233.25</b>	<b>5,176.96</b>	<b>2,219.5 %</b>	<b>4,943.71</b>	<b>-233.25</b>	<b>5,176.96</b>	<b>2,219.5 %</b>
<b>NON OPERATING EXPENSE</b>								
6010 RESERVE TRANSFER								
6015 Reserve Out	0.00	2,505.00	-2,505.00	-100.0 %	0.00	2,505.00	-2,505.00	-100.0 %
6010 Total RESERVE TRANSFER	0.00	2,505.00	-2,505.00	-100.0 %	0.00	2,505.00	-2,505.00	-100.0 %
<b>TOTAL NON OPERATING EXPENSE</b>	<b>0.00</b>	<b>2,505.00</b>	<b>-2,505.00</b>	<b>-100.0 %</b>	<b>0.00</b>	<b>2,505.00</b>	<b>-2,505.00</b>	<b>-100.0 %</b>
<b>NET INCOME</b>	<b>4,943.71</b>	<b>-2,738.25</b>	<b>7,681.96</b>	<b>280.5 %</b>	<b>4,943.71</b>	<b>-2,738.25</b>	<b>7,681.96</b>	<b>280.5 %</b>
<b>NET INCOME SUMMARY</b>								
Income	10,421.13	9,805.75	615.38	6.3 %	10,421.13	9,805.75	615.38	6.3 %
Expense	-4,995.94	-10,039.00	5,043.06	50.2 %	-4,995.94	-10,039.00	5,043.06	50.2 %
Other Income & Expense	-481.48	0.00	-481.48		-481.48	0.00	-481.48	
Non Operating Expense	0.00	-2,505.00	2,505.00	100.0 %	0.00	-2,505.00	2,505.00	100.0 %
<b>NET INCOME</b>	<b>4,943.71</b>	<b>-2,738.25</b>	<b>7,681.96</b>	<b>280.5 %</b>	<b>4,943.71</b>	<b>-2,738.25</b>	<b>7,681.96</b>	<b>280.5 %</b>