

# Braeburn Valley West Civic Association, Inc

## Income Statement Budget Comparison

Posted 12/1/2019 To 12/31/2019 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>Income</b>									
<b><u>Revenue</u></b>									
Assessment Earned	20,511.88	20,530.80	(18.92)	0.09%	246,142.55	246,369.72	(227.17)	0.09%	246,369.72
Constable Fees Earned	12,134.30	12,765.00	(630.70)	4.94%	145,611.70	153,180.00	(7,568.30)	4.94%	153,180.00
Late Fees	195.40	416.70	(221.30)	53.11%	12,197.90	5,000.00	7,197.90	-143.96%	5,000.00
Legal - Collection Reimbs	1,008.00	333.30	674.70	-202.43%	74,061.58	4,000.00	70,061.58	-1751.54%	4,000.00
Legal D/R Fees Reibsmnt	50.00	2,083.30	(2,033.30)	97.60%	3,930.00	25,000.00	(21,070.00)	84.28%	25,000.00
Mowing, D/R Reibsmnt	250.00	41.70	208.30	-499.52%	546.39	500.00	46.39	-9.28%	500.00
Operating-Trsf to Reserve	(2,334.00)	(2,334.00)	0.00	0.00%	(28,008.00)	(28,008.00)	0.00	0.00%	(28,008.00)
Interest Income	79.48	100.00	(20.52)	20.52%	3,044.40	1,200.00	1,844.40	-153.70%	1,200.00
Belfort Place Patrol Reiml	1,028.51	1,028.50	0.01	0.00%	12,342.12	12,342.00	0.12	0.00%	12,342.00
Advertising Income	0.00	16.70	(16.70)	100.00%	300.00	200.00	100.00	-50.00%	200.00
Clubhouse Rental Income	0.00	29.20	(29.20)	100.00%	0.00	350.00	(350.00)	100.00%	350.00
Pool Tag Income	0.00	50.00	(50.00)	100.00%	30.00	600.00	(570.00)	95.00%	600.00
Misc. Income	0.00	8.30	(8.30)	100.00%	107.93	100.00	7.93	-7.93%	100.00
<b>TOTAL Revenue</b>	<b>32,923.57</b>	<b>35,069.50</b>	<b>(2,145.93)</b>	<b>6.12%</b>	<b>470,306.57</b>	<b>420,833.72</b>	<b>49,472.85</b>	<b>-11.76%</b>	<b>420,833.72</b>
<b>TOTAL Income</b>	<b>32,923.57</b>	<b>35,069.50</b>	<b>(2,145.93)</b>	<b>6.12%</b>	<b>470,306.57</b>	<b>420,833.72</b>	<b>49,472.85</b>	<b>-11.76%</b>	<b>420,833.72</b>
<b>Expense</b>									
<b><u>Audit &amp; Taxes</u></b>									
Audit & Tax Preparation	0.00	0.00	0.00	0.00%	3,850.00	3,850.00	0.00	0.00%	3,850.00
Property Tax	9.76	0.00	(9.76)	0.00%	9.76	15.00	5.24	34.93%	15.00
<b>TOTAL Audit &amp; Taxes</b>	<b>9.76</b>	<b>0.00</b>	<b>(9.76)</b>	<b>0.00%</b>	<b>3,859.76</b>	<b>3,865.00</b>	<b>5.24</b>	<b>0.14%</b>	<b>3,865.00</b>
<b><u>Common Area Maintenance</u></b>									
General Repairs/Mainten:	0.00	100.00	100.00	100.00%	1,037.50	1,200.00	162.50	13.54%	1,200.00
Electrical Repairs	0.00	208.30	208.30	100.00%	10,053.19	2,500.00	(7,553.19)	-302.13%	2,500.00
Fence & Gate Repairs	0.00	41.70	41.70	100.00%	829.79	500.00	(329.79)	-65.96%	500.00
Pest Control Service	0.00	125.00	125.00	100.00%	277.26	1,500.00	1,222.74	81.52%	1,500.00
Mosquito Abatement	16.24	583.30	567.06	97.22%	4,362.47	7,000.00	2,637.53	37.68%	7,000.00
Signage	233.24	41.70	(191.54)	-459.33%	723.26	500.00	(223.26)	-44.65%	500.00
<b>TOTAL Common Area Mai</b>	<b>249.48</b>	<b>1,100.00</b>	<b>850.52</b>	<b>77.32%</b>	<b>17,283.47</b>	<b>13,200.00</b>	<b>(4,083.47)</b>	<b>-30.94%</b>	<b>13,200.00</b>
<b><u>Community Services</u></b>									
Neighborhood Events	200.00	0.00	(200.00)	0.00%	3,647.95	4,500.00	852.05	18.93%	4,500.00
Community Relations	0.00	500.00	500.00	100.00%	159.80	500.00	340.20	68.04%	500.00
Beautification Committee	0.00	41.30	41.30	100.00%	0.00	500.00	500.00	100.00%	500.00
<b>TOTAL Community Servic</b>	<b>200.00</b>	<b>541.30</b>	<b>341.30</b>	<b>63.05%</b>	<b>3,807.75</b>	<b>5,500.00</b>	<b>1,692.25</b>	<b>30.77%</b>	<b>5,500.00</b>
<b><u>Insurance</u></b>									
Ins. - Directors & Officers	306.50	333.30	26.80	8.04%	3,683.00	4,000.00	317.00	7.93%	4,000.00
Ins. - Flood	246.09	216.70	(29.39)	-13.56%	2,874.64	2,600.40	(274.24)	-10.55%	2,600.40
Ins. - Package	1,853.71	2,141.70	287.99	13.45%	22,110.96	25,700.00	3,589.04	13.97%	25,700.00
Ins. - Workers Comp.	33.33	29.20	(4.13)	-14.14%	399.96	350.00	(49.96)	-14.27%	350.00
<b>TOTAL Insurance</b>	<b>2,439.63</b>	<b>2,720.90</b>	<b>281.27</b>	<b>10.34%</b>	<b>29,068.56</b>	<b>32,650.40</b>	<b>3,581.84</b>	<b>10.97%</b>	<b>32,650.40</b>
<b><u>Landscape Expense</u></b>									

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Landscape Contract	806.46	920.10	113.64	12.35%	9,677.52	11,041.50	1,363.98	12.35%	11,041.50
Landscape Improvmts./Rt	0.00	333.30	333.30	100.00%	2,391.24	4,000.00	1,608.76	40.22%	4,000.00
Acreage Mowing	0.00	208.30	208.30	100.00%	2,165.00	2,500.00	335.00	13.40%	2,500.00
Tree Trimming	0.00	0.00	0.00	0.00%	568.32	0.00	(568.32)	0.00%	0.00
Irrigation Repairs	1,012.14	166.70	(845.44)	-507.16%	2,340.12	2,000.00	(340.12)	-17.01%	2,000.00
Seasonal Color	0.00	0.00	0.00	0.00%	2,287.31	0.00	(2,287.31)	0.00%	0.00
Deed Restriction Mowing	270.62	166.70	(103.92)	-62.34%	1,120.37	2,000.00	879.63	43.98%	2,000.00
Deed Restriction - Other	100.00	166.70	66.70	40.01%	975.00	2,000.00	1,025.00	51.25%	2,000.00
<b>TOTAL Landscape Expens</b>	<b>2,189.22</b>	<b>1,961.80</b>	<b>(227.42)</b>	<b>-11.59%</b>	<b>21,524.88</b>	<b>23,541.50</b>	<b>2,016.62</b>	<b>8.57%</b>	<b>23,541.50</b>
<b><u>Legal Expenses</u></b>									
Legal Collections	1,560.00	2,083.30	523.30	25.12%	77,703.53	25,000.00	(52,703.53)	-210.81%	25,000.00
Legal Corporate	65.45	166.60	101.15	60.71%	1,410.45	2,000.00	589.55	29.48%	2,000.00
Legal Deed Restrictions	0.00	166.70	166.70	100.00%	2,880.00	2,000.00	(880.00)	-44.00%	2,000.00
<b>TOTAL Legal Expenses</b>	<b>1,625.45</b>	<b>2,416.60</b>	<b>791.15</b>	<b>32.74%</b>	<b>81,993.98</b>	<b>29,000.00</b>	<b>(52,993.98)</b>	<b>-182.74%</b>	<b>29,000.00</b>
<b><u>Office/Administrative</u></b>									
Management Services	2,523.70	2,677.60	153.90	5.75%	30,284.40	32,131.88	1,847.48	5.75%	32,131.88
Bank Charges	135.00	0.00	(135.00)	0.00%	120.00	0.00	(120.00)	0.00%	0.00
Copies & Printing	223.10	208.30	(14.80)	-7.11%	3,117.40	2,500.00	(617.40)	-24.70%	2,500.00
Misc. Office Expense	0.00	33.30	33.30	100.00%	776.22	400.00	(376.22)	-94.06%	400.00
Meeting Expense	0.00	20.80	20.80	100.00%	75.96	250.00	174.04	69.62%	250.00
Newsletter / Mailouts	75.00	100.00	25.00	25.00%	4,264.00	1,200.00	(3,064.00)	-255.33%	1,200.00
Coupons/Statements	3,225.00	291.70	(2,933.30)	-1005.59%	3,225.00	3,500.00	275.00	7.86%	3,500.00
Postage	(107.09)	166.70	273.79	164.24%	2,411.54	2,000.00	(411.54)	-20.58%	2,000.00
Storage Fee	160.00	208.30	48.30	23.19%	1,920.00	2,500.00	580.00	23.20%	2,500.00
Donations	0.00	0.00	0.00	0.00%	500.00	500.00	0.00	0.00%	500.00
Website Hosting	75.00	75.00	0.00	0.00%	900.00	900.00	0.00	0.00%	900.00
<b>TOTAL Office/Administrati</b>	<b>6,309.71</b>	<b>3,781.70</b>	<b>(2,528.01)</b>	<b>-66.85%</b>	<b>47,594.52</b>	<b>45,881.88</b>	<b>(1,712.64)</b>	<b>-3.73%</b>	<b>45,881.88</b>
<b><u>Other Expenses</u></b>									
Bad Debt	1,611.74	833.30	(778.44)	-93.42%	14,861.38	10,000.00	(4,861.38)	-48.61%	10,000.00
Constable Patrol Service	13,307.06	13,173.70	(133.36)	-1.01%	158,616.28	158,084.40	(531.88)	-0.34%	158,084.40
<b>TOTAL Other Expenses</b>	<b>14,918.80</b>	<b>14,007.00</b>	<b>(911.80)</b>	<b>-6.51%</b>	<b>173,477.66</b>	<b>168,084.40</b>	<b>(5,393.26)</b>	<b>-3.21%</b>	<b>168,084.40</b>
<b><u>Pool / Recreation Center</u></b>									
Pool Management Contra	568.31	2,778.00	2,209.69	79.54%	34,268.98	33,336.00	(932.98)	-2.80%	33,336.00
Pool Chemicals / Supplie	0.00	0.00	0.00	0.00%	151.55	300.00	148.45	49.48%	300.00
Lifeguards	0.00	0.00	0.00	0.00%	49.00	0.00	(49.00)	0.00%	0.00
Pool Equipment	0.00	83.30	83.30	100.00%	927.70	1,000.00	72.30	7.23%	1,000.00
Pool Area Repairs	0.00	166.70	166.70	100.00%	3,078.08	2,000.00	(1,078.08)	-53.90%	2,000.00
Pool Tag Expense	0.00	166.70	166.70	100.00%	1,408.95	2,000.00	591.05	29.55%	2,000.00
License/Permit Fees	0.00	0.00	0.00	0.00%	373.58	360.00	(13.58)	-3.77%	360.00
Pool Telephone	0.00	0.00	0.00	0.00%	495.79	500.00	4.21	0.84%	500.00
Rec. Ctr.- Electrical Repa	0.00	208.70	208.70	100.00%	473.60	2,500.00	2,026.40	81.06%	2,500.00
Pool Gate Maintenance	0.00	0.00	0.00	0.00%	1,235.00	0.00	(1,235.00)	0.00%	0.00
Security Camera Maintn.	133.15	125.00	(8.15)	-6.52%	1,730.95	1,500.00	(230.95)	-15.40%	1,500.00

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Clubhouse/Bldg Maintn.	0.00	0.00	0.00	0.00%	1,635.50	0.00	(1,635.50)	0.00%	0.00
Clubhouse Cleaning/Supp	0.00	83.30	83.30	100.00%	270.62	1,000.00	729.38	72.94%	1,000.00
Plumbing Repairs	0.00	25.00	25.00	100.00%	350.00	300.00	(50.00)	-16.67%	300.00
Recreation Center Misc.R	0.00	250.00	250.00	100.00%	113.66	3,000.00	2,886.34	96.21%	3,000.00
Recreation Center Suppli	0.00	83.30	83.30	100.00%	0.00	1,000.00	1,000.00	100.00%	1,000.00
<b>TOTAL Pool / Recreation C</b>	<b>701.46</b>	<b>3,970.00</b>	<b>3,268.54</b>	<b>82.33%</b>	<b>46,562.96</b>	<b>48,796.00</b>	<b>2,233.04</b>	<b>4.58%</b>	<b>48,796.00</b>
<b>Utilities</b>									
Electricity	451.14	416.70	(34.44)	-8.26%	5,276.68	5,000.00	(276.68)	-5.53%	5,000.00
Water & Sewer	2,126.19	1,000.00	(1,126.19)	-112.62%	8,682.88	12,000.00	3,317.12	27.64%	12,000.00
Drainage Fee	58.22	41.70	(16.52)	-39.62%	320.21	500.00	179.79	35.96%	500.00
<b>TOTAL Utilities</b>	<b>2,635.55</b>	<b>1,458.40</b>	<b>(1,177.15)</b>	<b>-80.72%</b>	<b>14,279.77</b>	<b>17,500.00</b>	<b>3,220.23</b>	<b>18.40%</b>	<b>17,500.00</b>
<b>TOTAL Expense</b>	<b>31,279.06</b>	<b>31,957.70</b>	<b>678.64</b>	<b>2.12%</b>	<b>439,453.31</b>	<b>388,019.18</b>	<b>(51,434.13)</b>	<b>-13.26%</b>	<b>388,019.18</b>
<b>Excess Revenue / Expense</b>	<b>1,644.51</b>	<b>3,111.80</b>	<b>(1,467.29)</b>	<b>47.15%</b>	<b>30,853.26</b>	<b>32,814.54</b>	<b>(1,961.28)</b>	<b>5.98%</b>	<b>32,814.54</b>

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	Current Month Reserve				Year to Date Reserve				Annual
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<b>Income</b>									
<b><u>Reserve Income</u></b>									
Reserve-Trsf from Opr. Fi	2,334.00	2,334.00	0.00	0.00%	28,008.00	28,008.00	0.00	0.00%	28,008.00
RSRV Interest Income	157.78	0.00	157.78	0.00%	1,494.88	0.00	1,494.88	0.00%	0.00
<b>TOTAL Reserve Income</b>	<b>2,491.78</b>	<b>2,334.00</b>	<b>157.78</b>	<b>-6.76%</b>	<b>29,502.88</b>	<b>28,008.00</b>	<b>1,494.88</b>	<b>-5.34%</b>	<b>28,008.00</b>
<b>TOTAL Income</b>	<b>2,491.78</b>	<b>2,334.00</b>	<b>157.78</b>	<b>-6.76%</b>	<b>29,502.88</b>	<b>28,008.00</b>	<b>1,494.88</b>	<b>-5.34%</b>	<b>28,008.00</b>
<b>Expense</b>									
<b><u>Reserve Expenses</u></b>									
RSRV - Fences	0.00	0.00	0.00	0.00%	10,785.20	0.00	(10,785.20)	0.00%	0.00
RSRV - Pool Area Improv	0.00	0.00	0.00	0.00%	4,221.75	0.00	(4,221.75)	0.00%	0.00
<b>TOTAL Reserve Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>15,006.95</b>	<b>0.00</b>	<b>(15,006.95)</b>	<b>0.00%</b>	<b>0.00</b>
<b>TOTAL Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00%</b>	<b>15,006.95</b>	<b>0.00</b>	<b>(15,006.95)</b>	<b>0.00%</b>	<b>0.00</b>
<b>Excess Revenue / Expense</b>	<b>2,491.78</b>	<b>2,334.00</b>	<b>157.78</b>	<b>-6.76%</b>	<b>14,495.93</b>	<b>28,008.00</b>	<b>(13,512.07)</b>	<b>48.24%</b>	<b>28,008.00</b>