

Sample HOA Association, Inc.

Statement of Revenues and Expenses 4/1/2019 - 4/30/2019

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Revenue - Assessments							
4000 - Assessment Income	19,357.33	25,537.00	(6,179.67)	92,302.33	102,148.00	(9,845.67)	306,444.00
Total Revenue - Assessments	19,357.33	25,537.00	(6,179.67)	92,302.33	102,148.00	(9,845.67)	306,444.00
Revenue - Fees							
4200 - Administrative Collection Fees	10.00	-	10.00	100.00	-	100.00	-
4220 - Collection Fee Income	-	-	-	75.00	-	75.00	-
4250 - Late Fee Income	80.00	-	80.00	320.00	-	320.00	-
Total Revenue - Fees	90.00	-	90.00	495.00	-	495.00	-
Total Income	19,447.33	25,537.00	(6,089.67)	92,797.33	102,148.00	(9,350.67)	306,444.00
Operating Expense							
Administrative Expenses							
5002 - Administrative Collection Fees	60.00	8.33	(51.67)	225.00	33.32	(191.68)	100.00
5020 - Bad Debt Expense	-	62.50	62.50	-	250.00	250.00	750.00
5040 - Insurance	8,350.08	7,833.33	(516.75)	19,837.40	31,333.32	11,495.92	94,000.00
5072 - Office Supplies	227.12	116.67	(110.45)	998.66	466.68	(531.98)	1,400.00
5088 - Social and Recreational Exp	-	208.33	208.33	-	833.32	833.32	2,500.00
5095 - Tax - Property	-	174.00	174.00	-	696.00	696.00	2,088.00
Total Administrative Expenses	8,637.20	8,403.16	(234.04)	21,061.06	33,612.64	12,551.58	100,838.00
Operating Expenses							
5115 - Termite & Pest Control	5,180.00	791.67	(4,388.33)	6,580.00	3,166.67	(3,413.33)	9,500.00
5122 - Electricity	424.40	467.50	43.10	1,708.55	1,870.00	161.45	5,610.00
Total Operating Expenses	5,604.40	1,259.17	(4,345.23)	8,288.55	5,036.67	(3,251.88)	15,110.00
Repairs & Maintenance Expenses							
5404 - Window Cleaning	-	583.33	583.33	-	2,333.32	2,333.32	7,000.00
5414 - Repairs & Maint Contingency	358.60	1,666.67	1,308.07	631.45	6,666.68	6,035.23	20,000.00
5423 - Gutters	-	83.33	83.33	-	333.32	333.32	1,000.00
5450 - Pressure Washing	-	500.00	500.00	-	2,000.00	2,000.00	6,000.00
5455 - Pond Maintenance	176.34	333.33	156.99	705.36	1,333.32	627.96	4,000.00
5459 - Irrigation	-	375.00	375.00	-	1,500.00	1,500.00	4,500.00
5471 - Grounds Maint	4,417.67	4,250.00	(167.67)	17,210.68	17,000.00	(210.68)	51,000.00
5472 - Grounds Supplies	-	250.00	250.00	-	1,000.00	1,000.00	3,000.00
5473 - Grounds Maint - Mulch	-	666.67	666.67	8,820.50	2,666.68	(6,153.82)	8,000.00
5474 - Turf Supplies	-	333.33	333.33	-	1,333.32	1,333.32	4,000.00
Total Repairs & Maintenance Expenses	4,952.61	9,041.66	4,089.05	27,367.99	36,166.64	8,798.65	108,500.00
Extraordinary Expenses							

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	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
8600 - Hurricane Florence Insurance Expense	-	-	-	50,180.43	-	(50,180.43)	-
Total Extraordinary Expenses	-	-	-	50,180.43	-	(50,180.43)	-
Professional Fees							
8750 - Legal & Collection	500.00	416.67	(83.33)	550.00	1,666.68	1,116.68	5,000.00
8760 - Management Fees	1,184.96	1,184.92	(.04)	4,739.84	4,739.68	(.16)	14,219.00
8765 - Tax Prep/Review/Audit	450.00	37.50	(412.50)	450.00	150.00	(300.00)	450.00
Total Professional Fees	2,134.96	1,639.09	(495.87)	5,739.84	6,556.36	816.52	19,669.00
Total Expense	21,329.17	20,343.08	(986.09)	112,637.87	81,372.31	(31,265.56)	244,117.00
Operating Net Total	(1,881.84)	5,193.92	(7,075.76)	(19,840.54)	20,775.69	(40,616.23)	62,327.00