

6:57 PM
 10/21/10
 Cash Basis

Best Condominium Budget Variance Report MTD/YTD September 2010

	Sep 10	Budget	\$ Over Bu...	Jan - Sep 10	YTD Budget	\$ Over Bu...	Annual Bu...
Ordinary Income/Expense							
Income							
Fee Income	1,819.65	1,554.17	265.48	13,963.67	13,987.49	-23.82	18,650.00
Late Fees	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Savings/CD Interest	0.00			0.26	100.00	-99.74	100.00
Total Income	<u>1,819.65</u>	<u>1,554.17</u>	<u>265.48</u>	<u>13,963.93</u>	<u>14,087.49</u>	<u>-123.56</u>	<u>18,750.00</u>
Gross Profit	1,819.65	1,554.17	265.48	13,963.93	14,087.49	-123.56	18,750.00
Expense							
Bank Serv Chgs/Postage/Check/et	0.88	20.84	-19.96	11.70	187.48	-175.78	250.00
Insurance	0.00			2,751.00	2,675.00	76.00	2,675.00
Janitorial	0.00			205.00	300.00	-95.00	400.00
Landscape	300.00	396.43	-96.43	2,000.00	1,982.15	17.85	2,775.00
Maintenance & Repair	283.44	82.09	201.35	403.28	738.73	-335.45	985.00
Management Fees	450.00	450.00	0.00	1,350.00	1,800.00	-450.00	1,800.00
Pest Control	0.00	8.34	-8.34	0.00	74.98	-74.98	100.00
Professional Fees							
Accounting	0.00			200.00	210.00	-10.00	210.00
Legal Fees	0.00			0.00	0.00	0.00	0.00
Total Professional Fees	<u>0.00</u>			<u>200.00</u>	<u>210.00</u>	<u>-10.00</u>	<u>210.00</u>
Reserves							
Common Hall Carpet Replacement	96.00	12.00	84.00	96.00	108.00	-12.00	144.00
Exteriors, Stain & Trim	904.00	113.00	791.00	904.00	1,017.00	-113.00	1,356.00
Painting Trim/Walls	56.00	7.00	49.00	56.00	63.00	-7.00	84.00
Parking Areas, Drives & Walks	1,200.00	150.00	1,050.00	1,200.00	1,350.00	-150.00	1,800.00
Retaining Wall	104.00	13.00	91.00	104.00	117.00	-13.00	156.00
Roof	560.00	70.00	490.00	560.00	630.00	-70.00	840.00
Total Reserves	<u>2,920.00</u>	<u>365.00</u>	<u>2,555.00</u>	<u>2,920.00</u>	<u>3,285.00</u>	<u>-365.00</u>	<u>4,380.00</u>
Rubbish Removal	40.38	36.05	4.33	337.44	324.45	12.99	500.00
Snow Removal	0.00			1,750.00	1,700.00	50.00	1,700.00
Taxes							
State	0.00			2.00	750.00	-748.00	750.00
Total Taxes	<u>0.00</u>			<u>2.00</u>	<u>750.00</u>	<u>-748.00</u>	<u>750.00</u>
Utilities							
Electric	55.61	58.34	-2.73	293.57	524.98	-231.41	700.00
Water/Sewer	0.00			1,022.69	1,143.75	-121.06	1,525.00
Total Utilities	<u>55.61</u>	<u>58.34</u>	<u>-2.73</u>	<u>1,316.26</u>	<u>1,668.73</u>	<u>-352.47</u>	<u>2,225.00</u>
Total Expense	<u>4,050.31</u>	<u>1,417.09</u>	<u>2,633.22</u>	<u>13,246.68</u>	<u>15,696.52</u>	<u>-2,449.84</u>	<u>18,750.00</u>
Net Ordinary Income	<u>-2,230.66</u>	<u>137.08</u>	<u>-2,367.74</u>	<u>717.25</u>	<u>-1,609.03</u>	<u>2,326.28</u>	<u>0.00</u>

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	<u>Sep 10</u>	<u>Budget</u>	<u>\$ Over Bu...</u>	<u>Jan - Sep 10</u>	<u>YTD Budget</u>	<u>\$ Over Bu...</u>	<u>Annual Bu...</u>
Net Income	<u>-2,230.66</u>	<u>137.08</u>	<u>-2,367.74</u>	<u>717.25</u>	<u>-1,609.03</u>	<u>2,326.28</u>	<u>0.00</u>