

**Cottages at Ridgeview HOA
Income/Expense Report
10/1/2019 - 10/31/2019**

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Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Income</u>							
4000 - Assessments	\$10,380.00	\$10,380.00	\$0.00	\$41,500.00	\$41,520.00	(\$20.00)	\$41,520.00
4030 - Late Fees	\$178.17	\$0.00	\$178.17	\$5,941.69	\$0.00	\$5,941.69	\$0.00
4040 - Owner Interest	\$103.38	\$0.00	\$103.38	\$1,196.72	\$0.00	\$1,196.72	\$0.00
4050 - NSF Fees	\$20.00	\$0.00	\$20.00	\$40.00	\$0.00	\$40.00	\$0.00
4090 - Admin Fee	\$35.00	\$0.00	\$35.00	\$315.00	\$0.00	\$315.00	\$0.00
4170 - Misc Owner Income	\$0.00	\$0.00	\$0.00	\$40.00	\$0.00	\$40.00	\$0.00
4400 - Operating Interest Income	\$4.98	\$0.00	\$4.98	\$383.84	\$0.00	\$383.84	\$0.00
4420 - Reserve Interest Income	\$1.16	\$0.00	\$1.16	\$125.83	\$0.00	\$125.83	\$0.00
Total Income	\$10,722.69	\$10,380.00	\$342.69	\$49,543.08	\$41,520.00	\$8,023.08	\$41,520.00
<u>Reserve Allocations</u>							
4520 - Reserve Transfer	(\$18.00)	(\$18.00)	\$0.00	(\$301.32)	(\$180.00)	(\$121.32)	(\$216.00)
4530 - Reserve Account Interest Transfer	(\$1.16)	\$0.00	(\$1.16)	(\$4.51)	\$0.00	(\$4.51)	\$0.00
Total Reserve Allocations	(\$19.16)	(\$18.00)	(\$1.16)	(\$305.83)	(\$180.00)	(\$125.83)	(\$216.00)
Total Income	\$10,703.53	\$10,362.00	\$341.53	\$49,237.25	\$41,340.00	\$7,897.25	\$41,304.00
Expense							
<u>Administrative</u>							
5012 - Management Accounting Service	\$525.00	\$525.00	\$0.00	\$5,250.00	\$5,250.00	\$0.00	\$6,300.00
5015 - General Administration Miscellaneous	\$79.75	\$162.92	\$83.17	\$1,944.10	\$1,629.20	(\$314.90)	\$1,955.00
5020 - Tax Return/Audit	\$0.00	\$0.00	\$0.00	\$975.00	\$975.00	\$0.00	\$975.00
5150 - Bank Fees	\$10.00	\$0.00	(\$10.00)	\$20.00	\$0.00	(\$20.00)	\$0.00
5160 - Website	\$0.00	\$150.00	\$150.00	\$432.15	\$150.00	(\$282.15)	\$150.00
5220 - Professional Fees	\$0.00	\$58.33	\$58.33	\$0.00	\$583.30	\$583.30	\$700.00
Total Administrative	\$614.75	\$896.25	\$281.50	\$8,621.25	\$8,587.50	(\$33.75)	\$10,080.00
<u>Common Area</u>							
6720 - Fencing Repairs	\$875.00	\$75.00	(\$800.00)	\$3,965.00	\$750.00	(\$3,215.00)	\$900.00
6765 - Backflow Testing and Repair	\$0.00	\$0.00	\$0.00	\$467.83	\$0.00	(\$467.83)	\$0.00
6830 - Snow Removal	\$0.00	\$0.00	\$0.00	\$2,268.20	\$550.00	(\$1,718.20)	\$750.00
Total Common Area	\$875.00	\$75.00	(\$800.00)	\$6,701.03	\$1,300.00	(\$5,401.03)	\$1,650.00
<u>Insurance</u>							
5510 - Insurance - General Liability	\$0.00	\$0.00	\$0.00	\$1,003.00	\$894.00	(\$109.00)	\$894.00
5520 - Insurance - Workers Comp	\$0.00	\$0.00	\$0.00	\$290.00	\$395.00	\$105.00	\$395.00
5530 - Insurance - Directors & Officers	\$0.00	\$0.00	\$0.00	\$3,099.62	\$2,928.00	(\$171.62)	\$2,928.00
5540 - Insurance - Fidelity	\$0.00	\$0.00	\$0.00	\$343.00	\$0.00	(\$343.00)	\$0.00
Total Insurance	\$0.00	\$0.00	\$0.00	\$4,735.62	\$4,217.00	(\$518.62)	\$4,217.00
<u>Landscaping</u>							
5810 - Landscape Contract	\$828.00	\$828.00	\$0.00	\$8,280.00	\$8,280.00	\$0.00	\$9,936.00
5890 - Trees	\$0.00	\$75.00	\$75.00	\$0.00	\$750.00	\$750.00	\$900.00
6000 - Sprinkler Repairs	\$65.00	\$70.83	\$5.83	\$466.54	\$708.30	\$241.76	\$850.00
Total Landscaping	\$893.00	\$973.83	\$80.83	\$8,746.54	\$9,738.30	\$991.76	\$11,686.00
<u>Utilities</u>							
5660 - Electricity	\$35.11	\$33.33	(\$1.78)	\$352.26	\$333.30	(\$18.96)	\$400.00
5670 - Water	\$3,386.40	\$1,840.00	(\$1,546.40)	\$11,982.69	\$12,720.00	\$737.31	\$13,271.00
Total Utilities	\$3,421.51	\$1,873.33	(\$1,548.18)	\$12,334.95	\$13,053.30	\$718.35	\$13,671.00
Total Expense	\$5,804.26	\$3,818.41	(\$1,985.85)	\$41,139.39	\$36,896.10	(\$4,243.29)	\$41,304.00
Operating Net Income	\$4,899.27	\$6,543.59	(\$1,644.32)	\$8,097.86	\$4,443.90	\$3,653.96	\$0.00
Net Income	\$4,899.27	\$6,543.59	(\$1,644.32)	\$8,097.86	\$4,443.90	\$3,653.96	\$0.00