

Heritage Townhomes Owners Assn., Inc
2019 Budget / Actual Profit & Loss Comparison

as of March 31, 2019

	Budgeted 19'	Current	Difference	% Used
Income				
Homeowners Dues	\$78,408	38,959	\$39,449	50%
Deed Restriction Income	\$300	50	\$250	17%
Cost of Collection	25	25	0	
Non-compliance of Insurance	275	25	250	
Pool FOBs	\$100			
Gate Remotes	\$350	55	\$295	16%
Interest Income	\$50	24	\$26	47%
Transfer Fees	\$140	35	\$105	25%
Total Income	\$79,348	\$39,123	40,375	49%
Expense				
Deed Enforcement Expense	\$300	139	\$161	46%
Entrance Gates	\$1,515	759	\$756	50%
Gate Remotes	215	104	111	
Gate Repair	1,300	655	645	
Exterior Maintenance	\$2,800	48	\$2,752	2%
Fence Repairs	500	0	500	
Gutters	100	48	52	
Painting & Pressure Washing	600	0	600	
Roof Repairs	N/A	0	0	
Special Projects	1,600	0	1,600	
Grounds Maintenance	\$23,674	4,843	\$18,831	20%
Annual color	1,000	0	1,000	
Irrigation Repair	4,120	990	3,130	
Mulch	2,000	0	2,000	
Special Project	500	152	348	
Tree Trim & Removal	250	0	250	
Turf Cutting	15,204	3,701	11,503	
Weed Control	600	0	600	
HOA Mgmt / Assoc. Services	\$6,384	1,434	\$4,950	22%
Insurance Expense	\$7,500	5,012	\$2,488	67%
General Liability w D&O	2,500	0	2,500	
Property	5,000	5,012	(12)	
Legal & Professional Fees	\$535	0	\$535	0%
Accounting Fee	335	0	335	
Legal Fees	200	0	\$200	
Membership Event	\$0	0	\$0	0%
Membership Meeting Expense	\$335	0	\$335	0%
Copying & Supplies	300	0	300	
Facility Rental	0	0	0	
Postage	35	0	35	
Office Supplies	\$550	13	\$537	2%
Bank Supplies	150	0	150	
Office Supplies	400	13	387	
Pool Annex	\$7,268	2,730	4,538	38%
Pool Annex Repair	0	156	(156)	
Pool Furniture & Equipment	2,896	1,576	1,320	
Pool Maintenance	4,372	997	3,375	

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Special Project	\$17,562	\$6,903	\$10,660	
CCRs restated	2,600	367	2,233	
Brick wall / Pool Annex Fence	14,000	5,813	8,187	
Mortar repair at entrance	240	0	240	
Cedar Fence Replace - Opinion Poll results	22,000	0	22,000	
<i>transfer from the Maintenance Acct</i>	(22,000)		(22,000)	
Rain Sensors	722	722	0	
Storage Unit	\$100	100	\$0	100%
Street & Sidewalk Maintenance	\$2,200	570	\$1,630	26%
Fire Lane Painting	0	0	0	
Sidewalk Repairs	200	0	200	
Street Light Repairs	2,000	570	1,430	
Street Repairs	0	0	0	
Taxes - Property	\$3		\$3	
Utilities	\$8,458	1,348	\$7,110	16%
Electric	4,419	893	3,526	
Telephone Expense	937	221	716	
Water/Irrigation	3,102	234	2,868	
Web Site Fees	\$100	0	\$100	
Total Expense	\$79,285	23,898	\$44,724	30%
Net Ordinary Income	\$63	15,225		
Other Income				
Roof Replacement - Hail Damage Pymt		1,605		
Net Income		16,830		
Cash Reserves/Maint Fund Balance	\$23,583	2,675	\$26,258	
	opening balance	transfers & Interest	ending balance	