Chandler Crossing Estates Homeowners Association

Income/Expense Statement

Period: 8/1/2014 - 8/31/2014

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
INCOME							
INCOME ACCOUNTS							
4010 **Homeowner Assessments**	15,834.00	15,834.00	0.00	126,672.00	126,672.00	0.00	190,008.00
4120 **Collection Fees**	0.00	0.00	0.00	1,350.00	0.00	1,350.00	0.00
4130 **Fine Fees**	0.00	0.00	0.00	600.00	0.00	600.00	0.00
4135 **Compliance - Self Help**	0.00	0.00	0.00	450.00	0.00	450.00	0.00
4140 **Interest-Homeowner**	48.58	0.00	48.58	48.58	0.00	48.58	0.00
4145 **Interest-Bank Accounts**	9.49	0.00	9.49	55.29	0.00	55.29	0.00
4146 **Interest - M/M Account**	0.00	0.00	0.00	13.28	0.00	13.28	0.00
4150 **Late Fees**	0.00	0.00	0.00	1,185.00	0.00	1,185.00	0.00
4160 **Legal Fees**	839.50	0.00	839.50	4,401.00	0.00	4,401.00	0.00
4190 **Returned Item Fee**	0.00	0.00	0.00	35.00	0.00	35.00	0.00
4700 **Collection Agency Fee**	0.00	0.00	0.00	840.00	0.00	840.00	0.00
SUBTOTAL INCOME ACCOUNTS	16,731.57	15,834.00	897.57	135,650.15	126,672.00	8,978.15	190,008.00
TOTAL INCOME	16,731.57	15,834.00	897.57	135,650.15	126,672.00	8,978.15	190,008.00
EXPENSE							
UTILITIES							
5040 **Electric**	221.04	208.00	(13.04)	1,601.31	1,664.00	62.69	2,496.00
5180 **Water**	4,642.83	2,537.50	(2,105.33)	13,983.47	20,300.00	6,316.53	30,450.00
SUBTOTAL UTILITIES	4,863.87	2,745.50	(2,118.37)	15,584.78	21,964.00	6,379.22	32,946.00
MAINTENANCE							
5260 **Irrigation Maint.\Repair**	2,642.30	250.00	(2,392.30)	3,852.39	2,000.00	(1,852.39)	3,000.00
5290 **Landscape Extras**	(1,923.36)	416.67	2,340.03	275.00	3,333.32	3,058.32	5,000.00
5295 **Landscape Maint.**	4,171.50	4,171.50	0.00	33,372.00	33,372.00	0.00	50,058.00
5300 **Electrical**	0.00	76.25	76.25	38.01	610.00	571.99	915.00
5320 **Pest Control**	0.00	105.00	105.00	480.00	840.00	360.00	1,260.00
5360 **Recreation Area Maint.\Repair**	0.00	75.00	75.00	330.00	600.00	270.00	900.00
5425 **Tree Trimming**	7,667.00	1,166.67	(6,500.33)	13,840.18	9,333.32	(4,506.86)	14,000.00
5430 **Vandalism**	0.00	143.40	143.40	15.78	1,147.20	1,131.42	1,720.80
SUBTOTAL MAINTENANCE	12,557.44	6,404.49	(6,152.95)	52,203.36	51,235.84	(967.52)	76,853.80
SUPPLIES							
SUBTOTAL SUPPLIES	0.00	0.00	0.00	0.00	0.00	0.00	0.00

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-To-Date Actual	Year-To-Date Budget	Year-To-Date Variance	Yearly Budget
ADMINISTRATION							
5610 **Acct&Audit \Tax Prep**	0.00	91.67	91.67	1,000.00	733.32	(266.68)	1,100.00
5630 **Bad Debt**	0.00	666.67	666.67	100.00	5,333.32	5,233.32	8,000.00
5640 **Bank Charges**	0.00	0.00	0.00	10.00	0.00	(10.00)	0.00
5650 **Board Expenses**	0.00	133.33	133.33	1,638.00	1,066.68	(571.32)	1,600.00
5670 **Collections**	210.00	350.00	140.00	1,565.00	2,800.00	1,235.00	4,200.00
5671 **Collection - Attorney**	839.50	400.00	(439.50)	4,401.00	3,200.00	(1,201.00)	4,800.00
5673 **Collection Agency Fee**	0.00	0.00	0.00	240.00	0.00	(240.00)	0.00
5675 **Compliance Photos**	490.00	0.00	(490.00)	1,160.00	0.00	(1,160.00)	0.00
5679 **Compliance - Self Help**	0.00	0.00	0.00	450.00	0.00	(450.00)	0.00
5720 **Insurance**	279.83	278.32	(1.51)	2,228.69	2,226.62	(2.07)	3,339.90
5730 **Legal**	186.00	83.33	(102.67)	186.00	666.68	480.68	1,000.00
5740 **Management**	2,104.42	2,104.42	0.00	16,835.36	16,835.36	0.00	25,253.04
5765 **Meeting Minutes&Expenses**	64.77	41.67	(23.10)	214.77	333.32	118.55	500.00
5820 **Office & Printing**	242.10	433.33	191.23	3,030.13	3,466.68	436.55	5,200.00
5824 **Parking Enforcement**	220.00	220.00	0.00	1,650.00	1,760.00	110.00	2,640.00
5830 **Permits, Licenses, Fees**	0.00	0.00	0.00	10.00	0.00	(10.00)	0.00
5870 **Social Expenses**	0.00	250.00	250.00	2,631.68	2,000.00	(631.68)	3,000.00
5900 **Taxes-Income**	0.00	12.50	12.50	0.00	100.00	100.00	150.00
5920 **Taxes-Real Estate**	0.00	1.67	1.67	0.00	13.32	13.32	20.00
5955 **Web Site**	0.00	8.33	8.33	91.86	66.68	(25.18)	100.00
SUBTOTAL ADMINISTRATION	4,636.62	5,075.24	438.62	37,442.49	40,601.98	3,159.49	60,902.94
RESERVE							
6010 **Reserve Allocation**	1,237.05	1,237.05	0.00	9,896.34	9,896.34	0.00	14,844.54
6020 **Spec Project-Harrison Entry**	309.72	309.72	0.00	2,477.80	2,477.80	0.00	3,716.68
SUBTOTAL RESERVE	1,546.77	1,546.77	0.00	12,374.14	12,374.14	0.00	18,561.22
CC & R COMPLIANCE							
7001 **Administrative**	16.67	16.67	0.00	133.36	133.36	0.00	200.04
7002 **Legal**	45.33	45.33	0.00	362.68	362.68	0.00	544.00
SUBTOTAL CC & R COMPLIANCE	62.00	62.00	0.00	496.04	496.04	0.00	744.04
TOTAL EXPENSE	23,666.70	15,834.00	(7,832.70)	118,100.81	126,672.00	8,571.19	190,008.00
CURRENT YEAR NET INCOME/(LOSS)	(6,935.13)	0.00	(6,935.13)	17,549.34	0.00	17,549.34	0.00