# Chandler Crossing Estates Homeowners Association

Income/Expense Statement - Operating Fund

Period: 7/1/2015 - 7/31/2015

| 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** | 16,240.00 | 16,240.00 | 0.00 | 113,680.00 | 113,680.00 | 0.00 | 194,880.00 |
| 4120 **Collection Fees** | 0.00 | 0.00 | 0.00 | 1,220.00 | 0.00 | 1,220.00 | 0.00 |
| 4130 **Fine Fees** | 250.00 | 0.00 | 250.00 | 650.00 | 0.00 | 650.00 | 0.00 |
| 4140 **Interest-Homeowner** | 0.00 | 0.00 | 0.00 | 145.80 | 0.00 | 145.80 | 0.00 |
| 4145 **Interest-Bank Accounts** | 8.24 | 0.00 | 8.24 | 45.93 | 0.00 | 45.93 | 0.00 |
| 4150 **Late Fees** | 540.00 | 0.00 | 540.00 | 1,140.00 | 0.00 | 1,140.00 | 0.00 |
| 4160 **Legal Fees** | 872.80 | 0.00 | 872.80 | 4,816.42 | 0.00 | 4,816.42 | 0.00 |
| 4190 **Returned Item Fee** | (35.00) | 0.00 | (35.00) | 0.00 | 0.00 | 0.00 | 0.00 |
| 4200 **Small Claims Fee** | 0.00 | 0.00 | 0.00 | 326.00 | 0.00 | 326.00 | 0.00 |
| 4700 **Collection Agency Fee** | (210.00) | 0.00 | (210.00) | 0.00 | 0.00 | 0.00 | 0.00 |
| SUBTOTAL INCOME ACCOUNTS | 17,666.04 | 16,240.00 | 1,426.04 | 122,024.15 | 113,680.00 | 8,344.15 | 194,880.00 |
| TOTAL INCOME | 17,666.04 | 16,240.00 | 1,426.04 | 122,024.15 | 113,680.00 | 8,344.15 | 194,880.00 |
| **EXPENSE** | | | | | | | |
| **UTILITIES** | | | | | | | |
| 5040 **Electric** | 229.62 | 209.33 | (20.29) | 1,449.25 | 1,465.35 | 16.10 | 2,512.00 |
| 5180 **Water** | 2,184.89 | 2,012.50 | (172.39) | 7,552.75 | 14,087.50 | 6,534.75 | 24,150.00 |
| SUBTOTAL UTILITIES | 2,414.51 | 2,221.83 | (192.68) | 9,002.00 | 15,552.85 | 6,550.85 | 26,662.00 |
| **MAINTENANCE** | | | | | | | |
| 5260 **Irrigation Maint.\Repair** | 267.35 | 250.00 | (17.35) | 7,449.28 | 1,750.00 | (5,699.28) | 3,000.00 |
| 5290 **Landscape Extras** | 514.87 | 1,096.83 | 581.96 | 4,969.46 | 7,677.85 | 2,708.39 | 13,162.00 |
| 5295 **Landscape Maint.** | 4,296.64 | 4,296.64 | 0.00 | 30,076.48 | 30,076.48 | 0.00 | 51,559.68 |
| 5300 **Electrical** | 0.00 | 17.50 | 17.50 | 881.00 | 122.50 | (758.50) | 210.00 |
| 5320 **Pest Control** | 160.00 | 80.00 | (80.00) | 640.00 | 560.00 | (80.00) | 960.00 |
| 5360 **Recreation Area Maint.\Repair** | 0.00 | 100.00 | 100.00 | 1,405.00 | 700.00 | (705.00) | 1,200.00 |
| 5400 **Storm Drainage** | 0.00 | 250.00 | 250.00 | 0.00 | 1,750.00 | 1,750.00 | 3,000.00 |
| 5425 **Tree Trimming** | 165.00 | 1,166.67 | 1,001.67 | 13,602.42 | 8,166.65 | (5,435.77) | 14,000.00 |
| 5430 **Vandalism** | 0.00 | 50.00 | 50.00 | 0.00 | 350.00 | 350.00 | 600.00 |
| SUBTOTAL MAINTENANCE | 5,403.86 | 7,307.64 | 1,903.78 | 59,023.64 | 51,153.48 | (7,870.16) | 87,691.68 |
| **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 | 83.33 | 83.33 | 1,000.00 | 583.35 | (416.65) | 1,000.00 |
| 5630 **Bad Debt** | 0.00 | 843.77 | 843.77 | 0.00 | 5,906.43 | 5,906.43 | 10,125.28 |
| 5640 **Bank Charges** | 0.00 | 0.00 | 0.00 | 10.00 | 0.00 | (10.00) | 0.00 |
| 5650 **Board Expenses** | 840.00 | 137.50 | (702.50) | 1,680.00 | 962.50 | (717.50) | 1,650.00 |
| 5670 **Collections** | 775.00 | 350.00 | (425.00) | 2,080.00 | 2,450.00 | 370.00 | 4,200.00 |
| 5671 **Collection - Attorney** | 872.80 | 500.00 | (372.80) | 5,142.42 | 3,500.00 | (1,642.42) | 6,000.00 |
| 5673 **Collection Agency Fee** | 200.00 | 0.00 | (200.00) | 439.20 | 0.00 | (439.20) | 0.00 |
| 5675 **Compliance Photos** | 210.00 | 0.00 | (210.00) | 595.00 | 0.00 | (595.00) | 0.00 |
| 5720 **Insurance** | 292.50 | 300.00 | 7.50 | 2,034.87 | 2,100.00 | 65.13 | 3,600.00 |
| 5730 **Legal** | 0.00 | 75.00 | 75.00 | 350.00 | 525.00 | 175.00 | 900.00 |
| 5740 **Management** | 2,104.42 | 2,104.42 | 0.00 | 14,730.94 | 14,730.94 | 0.00 | 25,253.04 |
| 5765 **Meeting Minutes&Expenses** | 0.00 | 41.67 | 41.67 | 194.46 | 291.65 | 97.19 | 500.00 |
| 5820 **Office & Printing** | 98.75 | 383.33 | 284.58 | 2,312.00 | 2,683.35 | 371.35 | 4,600.00 |
| 5824 **Parking Enforcement** | 220.00 | 220.00 | 0.00 | 1,540.00 | 1,540.00 | 0.00 | 2,640.00 |
| 5830 **Permits, Licenses, Fees** | 0.00 | 0.83 | 0.83 | 10.00 | 5.85 | (4.15) | 10.00 |
| 5870 **Social Expenses** | 0.00 | 250.00 | 250.00 | 1,508.30 | 1,750.00 | 241.70 | 3,000.00 |
| 5900 **Taxes-Income** | 0.00 | 4.17 | 4.17 | 0.00 | 29.15 | 29.15 | 50.00 |
| 5920 **Taxes-Real Estate** | 0.00 | 2.50 | 2.50 | 0.00 | 17.50 | 17.50 | 30.00 |
| 5955 **Web Site** | 177.52 | 12.50 | (165.02) | 177.52 | 87.50 | (90.02) | 150.00 |
| SUBTOTAL ADMINISTRATION | 5,790.99 | 5,309.02 | (481.97) | 33,804.71 | 37,163.22 | 3,358.51 | 63,708.32 |
| **FUND TRANSFERS** | | | | | | | |
| 6010 **Reserve Allocation** | 1,039.50 | 1,039.50 | 0.00 | 7,276.50 | 7,276.50 | 0.00 | 12,474.00 |
| 6020 **Spec Project-Harrison Entry** | 300.00 | 300.00 | 0.00 | 2,100.00 | 2,100.00 | 0.00 | 3,600.00 |
| 7001 **Administrative** | 16.67 | 16.67 | 0.00 | 116.65 | 116.65 | 0.00 | 200.00 |
| 7002 **Legal** | 45.33 | 45.33 | 0.00 | 317.35 | 317.35 | 0.00 | 544.00 |
| SUBTOTAL FUND TRANSFERS | 1,401.50 | 1,401.50 | 0.00 | 9,810.50 | 9,810.50 | 0.00 | 16,818.00 |
| TOTAL EXPENSE | 15,010.86 | 16,239.99 | 1,229.13 | 111,640.85 | 113,680.05 | 2,039.20 | 194,880.00 |
| CURRENT YEAR NET INCOME/(LOSS) | 2,655.18 | 0.01 | 2,655.17 | 10,383.30 | (0.05) | 10,383.35 | 0.00 |

# Chandler Crossing Estates Homeowners Association

Income/Expense Statement - Reserve Fund

Period: 7/1/2015 - 7/31/2015

| 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** | | | | | | | |
| 8010 **Reserve Allocation** | 1,339.50 | 0.00 | 1,339.50 | 9,076.50 | 0.00 | 9,076.50 | 0.00 |
| 8011 **Reserve Allocation-Harrison Entry** | 0.00 | 0.00 | 0.00 | 13,457.88 | 0.00 | 13,457.88 | 0.00 |
| 8050 **Interest Income** | 14.43 | 0.00 | 14.43 | 96.19 | 0.00 | 96.19 | 0.00 |
| SUBTOTAL INCOME ACCOUNTS | 1,353.93 | 0.00 | 1,353.93 | 22,630.57 | 0.00 | 22,630.57 | 0.00 |
| TOTAL INCOME | 1,353.93 | 0.00 | 1,353.93 | 22,630.57 | 0.00 | 22,630.57 | 0.00 |
| **EXPENSE** | | | | | | | |
| **RESERVE EXPENDITURES** | | | | | | | |
| 9600 **Monument Signs** | 0.00 | 0.00 | 0.00 | 17,688.07 | 0.00 | (17,688.07) | 0.00 |
| 9845 **Signage** | 0.00 | 0.00 | 0.00 | 6,664.00 | 0.00 | (6,664.00) | 0.00 |
| SUBTOTAL RESERVE EXPENDITURES | 0.00 | 0.00 | 0.00 | 24,352.07 | 0.00 | (24,352.07) | 0.00 |
| TOTAL EXPENSE | 0.00 | 0.00 | 0.00 | 24,352.07 | 0.00 | (24,352.07) | 0.00 |
| CURRENT YEAR NET INCOME/(LOSS) | 1,353.93 | 0.00 | 1,353.93 | (1,721.50) | 0.00 | (1,721.50) | 0.00 |

# Chandler Crossing Estates Homeowners Association

Income/Expense Statement - CC&R Compliance Fund

Period: 7/1/2015 - 7/31/2015

| Description | Current Period Actual | Current Period Budget | Current Period Variance | Year-To-Date Actual | Year-To-Date Budget | Year-To-Date Variance | Yearly Budget |
|---|---|---|---|---|---|---|---|
| **CC&R COMPLIANCE - INCOME** | | | | | | | |
| **INCOME ACCOUNTS** | | | | | | | |
| 7810 **Transfers from Operating Fund** | 62.00 | 0.00 | 62.00 | 434.00 | 0.00 | 434.00 | 0.00 |
| 7850 **Interest Income** | 1.26 | 0.00 | 1.26 | 8.42 | 0.00 | 8.42 | 0.00 |
| SUBTOTAL INCOME ACCOUNTS | 63.26 | 0.00 | 63.26 | 442.42 | 0.00 | 442.42 | 0.00 |
| TOTAL INCOME | 63.26 | 0.00 | 63.26 | 442.42 | 0.00 | 442.42 | 0.00 |
| **CC&R COMPLIANCE - EXPENSE** | | | | | | | |
| **CC&R COMPLIANCE EXPENDITURES** | | | | | | | |
| SUBTOTAL CC&R COMPLIANCE EXPENDITURES | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| TOTAL EXPENSE | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| CURRENT YEAR NET INCOME/(LOSS) | 63.26 | 0.00 | 63.26 | 442.42 | 0.00 | 442.42 | 0.00 |