Chandler Crossing Estates Homeowners Association

Income/Expense Statement - Operating Fund

Period: 10/1/2015 - 10/31/2015

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	162,400.00	162,400.00	0.00	194,880.00
4120 **Collection Fees**	300.00	0.00	300.00	1,970.00	0.00	1,970.00	0.00
4130 **Fine Fees**	0.00	0.00	0.00	850.00	0.00	850.00	0.00
4140 **Interest-Homeowner**	0.00	0.00	0.00	525.55	0.00	525.55	0.00
4145 **Interest-Bank Accounts**	8.14	0.00	8.14	71.95	0.00	71.95	0.00
4150 **Late Fees**	0.00	0.00	0.00	1,095.00	0.00	1,095.00	0.00
4160 **Legal Fees**	889.00	0.00	889.00	8,065.05	0.00	8,065.05	0.00
4200 **Small Claims Fee**	0.00	0.00	0.00	326.00	0.00	326.00	0.00
SUBTOTAL INCOME ACCOUNTS	17,437.14	16,240.00	1,197.14	175,303.55	162,400.00	12,903.55	194,880.00
TOTAL INCOME	17,437.14	16,240.00	1,197.14	175,303.55	162,400.00	12,903.55	194,880.00
EXPENSE							
UTILITIES							
5040 **Electric**	229.20	209.33	(19.87)	2,132.74	2,093.34	(39.40)	2,512.00
5180 **Water**	1,308.34	2,012.50	704.16	12,875.26	20,125.00	7,249.74	24,150.00
SUBTOTAL UTILITIES	1,537.54	2,221.83	684.29	15,008.00	22,218.34	7,210.34	26,662.00
MAINTENANCE							
5260 **Irrigation Maint.\Repair**	240.62	250.00	9.38	8,184.57	2,500.00	(5,684.57)	3,000.00
5290 **Landscape Extras**	2,525.04	1,096.83	(1,428.21)	7,494.50	10,968.34	3,473.84	13,162.00
5295 **Landscape Maint.**	4,296.64	4,296.64	0.00	42,966.40	42,966.40	0.00	51,559.68
5300 **Electrical**	0.00	17.50	17.50	881.00	175.00	(706.00)	210.00
5320 **Pest Control**	160.00	80.00	(80.00)	960.00	800.00	(160.00)	960.00
5360 **Recreation Area Maint.\Repair**	0.00	100.00	100.00	1,570.00	1,000.00	(570.00)	1,200.00
5400 **Storm Damage**	0.00	250.00	250.00	0.00	2,500.00	2,500.00	3,000.00
5425 **Tree Trimming**	0.00	1,166.67	1,166.67	16,577.42	11,666.66	(4,910.76)	14,000.00
5430 **Vandalism**	0.00	50.00	50.00	0.00	500.00	500.00	600.00
SUBTOTAL MAINTENANCE	7,222.30	7,307.64	85.34	78,633.89	73,076.40	(5,557.49)	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	833.34	(166.66)	1,000.00
5630 **Bad Debt**	0.00	843.77	843.77	0.00	8,437.74	8,437.74	10,125.28
5640 **Bank Charges**	0.00	0.00	0.00	10.00	0.00	(10.00)	0.00
5650 **Board Expenses**	0.00	137.50	137.50	1,680.00	1,375.00	(305.00)	1,650.00
5670 **Collections**	245.00	350.00	105.00	3,385.00	3,500.00	115.00	4,200.00
5671 **Collection - Attorney**	663.00	500.00	(163.00)	8,165.05	5,000.00	(3,165.05)	6,000.00
5673 **Collection Agency Fee**	0.00	0.00	0.00	669.20	0.00	(669.20)	0.00
5675 **Compliance Photos**	5.00	0.00	(5.00)	785.00	0.00	(785.00)	0.00
5720 **Insurance**	292.50	300.00	7.50	2,912.37	3,000.00	87.63	3,600.00
5730 **Legal**	260.20	75.00	(185.20)	610.20	750.00	139.80	900.00
5740 **Management**	2,104.42	2,104.42	0.00	21,044.20	21,044.20	0.00	25,253.04
5765 **Meeting Minutes&Expenses**	72.73	41.67	(31.06)	417.19	416.66	(0.53)	500.00
5820 **Office & Printing**	32.67	383.33	350.66	2,540.15	3,833.34	1,293.19	4,600.00
5824 **Parking Enforcement**	0.00	220.00	220.00	1,980.00	2,200.00	220.00	2,640.00
5830 **Permits, Licenses, Fees**	0.00	0.83	0.83	10.00	8.34	(1.66)	10.00
5870 **Social Expenses**	150.00	250.00	100.00	1,678.86	2,500.00	821.14	3,000.00
5900 **Taxes-Income**	0.00	4.17	4.17	0.00	41.66	41.66	50.00
5920 **Taxes-Real Estate**	0.00	2.50	2.50	12.12	25.00	12.88	30.00
5955 **Web Site**	0.00	12.50	12.50	177.52	125.00	(52.52)	150.00
SUBTOTAL ADMINISTRATION	3,825.52	5,309.02	1,483.50	47,076.86	53,090.28	6,013.42	63,708.32
FUND TRANSFERS							
6010 **Reserve Allocation**	1,039.50	1,039.50	0.00	10,395.00	10,395.00	0.00	12,474.00
6020 **Spec Project-Harrison Entry**	300.00	300.00	0.00	3,000.00	3,000.00	0.00	3,600.00
7001 **CC&R Compliance**	16.67	16.67	0.00	166.66	166.66	0.00	200.00
7002 **CC&R Compliance**	45.33	45.33	0.00	453.34	453.34	0.00	544.00
SUBTOTAL FUND TRANSFERS	1,401.50	1,401.50	0.00	14,015.00	14,015.00	0.00	16,818.00
TOTAL EXPENSE	13,986.86	16,239.99	2,253.13	154,733.75	162,400.02	7,666.27	194,880.00
CURRENT YEAR NET INCOME/(LOSS)	3,450.28	0.01	3,450.27	20,569.80	(0.02)	20,569.82	0.00

Chandler Crossing Estates Homeowners Association

Income/Expense Statement - Reserve Fund

Period: 10/1/2015 - 10/31/2015

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	13,095.00	0.00	13,095.00	0.00
8011 **Harrison Entry - Damage Proceeds**	0.00	0.00	0.00	13,457.88	0.00	13,457.88	0.00
8050 **Interest Income**	15.06	0.00	15.06	140.34	0.00	140.34	0.00
SUBTOTAL INCOME ACCOUNTS	1,354.56	0.00	1,354.56	26,693.22	0.00	26,693.22	0.00
TOTAL INCOME	1,354.56	0.00	1,354.56	26,693.22	0.00	26,693.22	0.00
EXPENSE							
RESERVE EXPENDITURES							
9600 **Monument Signs**	0.00	0.00	0.00	17,688.07	0.00	(17,688.07)	0.00
9796 **Reserve Study**	280.00	0.00	(280.00)	560.00	0.00	(560.00)	0.00
9845 **Signage**	6,882.48	0.00	(6,882.48)	13,546.48	0.00	(13,546.48)	0.00
SUBTOTAL RESERVE EXPENDITURES	7,162.48	0.00	(7,162.48)	31,794.55	0.00	(31,794.55)	0.00
TOTAL EXPENSE	7,162.48	0.00	(7,162.48)	31,794.55	0.00	(31,794.55)	0.00
CURRENT YEAR NET INCOME/(LOSS)	(5,807.92)	0.00	(5,807.92)	(5,101.33)	0.00	(5,101.33)	0.00

Chandler Crossing Estates Homeowners Association

Income/Expense Statement - CC&R Compliance Fund

Period: 10/1/2015 - 10/31/2015

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	620.00	0.00	620.00	0.00
7850 **Interest Income**	1.30	0.00	1.30	12.24	0.00	12.24	0.00
SUBTOTAL INCOME ACCOUNTS	63.30	0.00	63.30	632.24	0.00	632.24	0.00
TOTAL INCOME	63.30	0.00	63.30	632.24	0.00	632.24	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)	63.30	0.00	63.30	632.24	0.00	632.24	0.00