

Meadows-Ferndale HOA
2020 Budget Summary -- Through February

2020 BUDGET

BUDGET BY MONTH	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	93,180	7,765	7,765	7,765	7,765	7,765	7,765	7,765	7,765	7,765	7,765	7,765	7,765
Reserve Transfer	6,000	500	500	500	500	500	500	500	500	500	500	500	500
Other	1,020	85	85	85	85	85	85	85	85	85	85	85	85
* Less Reserve Transfer													
TOTAL INCOME	100,200	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350
EXPENSES													
General & Administrative	32,004	2,667	2,667	2,667	2,667	2,667	2,667	2,667	2,667	2,667	2,667	2,667	2,667
Utilities	3,960	330	330	330	330	330	330	330	330	330	330	330	330
Maintenance	25,500	2,125	2,125	2,125	2,125	2,125	2,125	2,125	2,125	2,125	2,125	2,125	2,125
Contract Services	32,736	2,728	2,728	2,728	2,728	2,728	2,728	2,728	2,728	2,728	2,728	2,728	2,728
Reserve Contribution	6,000	500	500	500	500	500	500	500	500	500	500	500	500
TOTAL EXPENSES	100,200	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350	8,350
NET	0	0	0	0	0	0	0	0	0	0	0	0	0

BUDGET CUMULATIVE	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	93,180	7,765	15,530	23,295	31,060	38,825	46,590	54,355	62,120	69,885	77,650	85,415	93,180
Reserve Transfer	6,000	500	1,000	1,500	2,000	2,500	3,000	3,500	4,000	4,500	5,000	5,500	6,000
Other	1,020	85	170	255	340	425	510	595	680	765	850	935	1,020
* Less Reserve Transfer													
TOTAL INCOME	100,200	8,350	16,700	25,050	33,400	41,750	50,100	58,450	66,800	75,150	83,500	91,850	100,200
EXPENSES													
General & Administrative	32,004	2,667	5,334	8,001	10,668	13,335	16,002	18,669	21,336	24,003	26,670	29,337	32,004
Utilities	3,960	330	660	990	1,320	1,650	1,980	2,310	2,640	2,970	3,300	3,630	3,960
Maintenance	25,500	2,125	4,250	6,375	8,500	10,625	12,750	14,875	17,000	19,125	21,250	23,375	25,500
Contract Services	32,736	2,728	5,456	8,184	10,912	13,640	16,368	19,096	21,824	24,552	27,280	30,008	32,736
Reserve Transactions	6,000	500	1,000	1,500	2,000	2,500	3,000	3,500	4,000	4,500	5,000	5,500	6,000
TOTAL EXPENSES	100,200	8,350	16,700	25,050	33,400	41,750	50,100	58,450	66,800	75,150	83,500	91,850	100,200
NET	0	0	0	0	0	0	0	0	0	0	0	0	0

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2020 ACTUAL

ACTUAL BY MONTH	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	15,590	7,780	7,810										
Reserve Transfer	1,000	500	500										
Other	254	251	3										
* Less Reserve Transfer													
TOTAL INCOME	16,844	8,531	8,313										
EXPENSES													
General & Administrative	3,945	2,356	1,589										
Utilities	448	232	216										
Maintenance	653	564	89										
Contract Services	5,827	4,120	1,707										
Reserve Transactions	1,000	500	500										
TOTAL EXPENSES	11,873	7,772	4,101										
NET	4,971	759	4,212										

ACTUAL CUMULATIVE	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	23,370	7,780	15,590										
Reserve Transfer	1,500	500	1,000										
Other	505	251	254										
* Less Reserve Transfer													
TOTAL INCOME	25,375	8,531	16,844										
EXPENSES													
General & Administrative	6,301	2,356	3,945										
Utilities	680	232	448										
Maintenance	1,217	564	653										
Contract Services	9,947	4,120	5,827										
Reserve Transactions	1,500	500	1,000										
TOTAL EXPENSES	19,645	7,772	11,873										
NET	5,730	759	4,971										

Meadows-Ferndale HOA
2020 Budget Summary -- Through February

2020 VARIANCE

VARIANCE BY MONTH	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	60	15	45										
Reserve Transfer	0	0	0										
Other	84	166	(82)										
* Less Reserve Transfer													
TOTAL INCOME VARIANCE	144	181	(37)										
EXPENSES													
General & Administrative	1,389	311	1,078										
Utilities	212	98	114										
Maintenance	3,597	1,561	2,036										
Contract Services	(371)	(1,392)	1,021										
Reserve Transactions	0	0	0										
TOTAL EXPENSE VARIANCE	4,827	578	4,249										
NET	4,971	759	4,212										

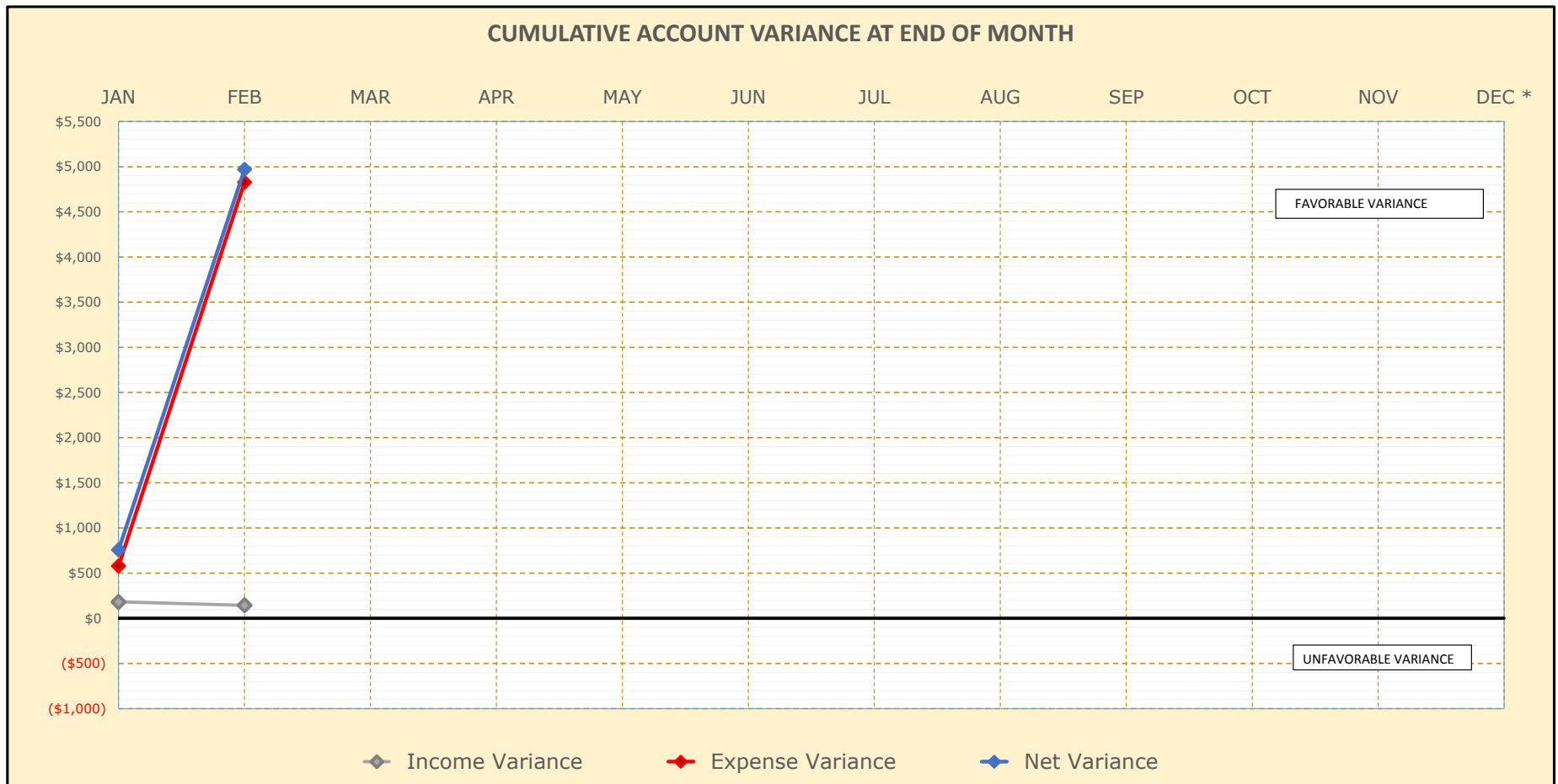
VARIANCE CUMULATIVE	TOTAL	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
INCOME													
Assessment Income*	75	15	60										
Reserve Transfer	0	0	0										
Other	250	166	84										
* Less Reserve Transfer	0		0										
TOTAL INCOME VARIANCE	325	181	144										
EXPENSES													
General & Administrative	1,700	311	1,389										
Utilities	310	98	212										
Maintenance	5,158	1,561	3,597										
Contract Services	(1,763)	(1,392)	(371)										
Reserve Transactions	0	0	0										
TOTAL EXPENSE VARIANCE	5,405	578	4,827										
NET	5,730	759	4,971										

NOTES:

(Red) numbers are unfavorable: (1) Income less than budget; and (2) Expenses greater than budget.

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	1	2	3	4	5	6	7	8	9	10	11	12
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC *
Income YTD	8,531	16,844										
Expense YTD	7,772	11,873										
Income Variance	181	144										
Expense Variance	578	4,827										
Net Variance	759	4,971										



NOTE: Positive variances are favorable (income higher than budget, expenses lower than budget)
Negative variances are unfavorable (income lower than budget, expenses higher than budget)

● Reserved