

Balance Sheet

Thursday, February 28, 2019

Avila Park

Accrual Accounting Year Starts January 1, 2019

ASSETS

Cash & Equivalents		
1000 -Avila Park MOB Operating	\$16,781.18	
1005 -Avila Park CW Operating	\$18,417.94	
	Total Cash & Equivalents	\$35,199.12
Accounts Receivable		
1100 Accounts Receivable	\$4,784.21	
	Total Accounts Receivable	\$4,784.21
Prepays		
1200 Prepaid Expense	\$144.83	
1225 Prepaid Insurance	\$16,483.91	
	Total Prepays	\$16,628.74
	TOTAL ASSETS	\$56,612.07

LIABILITIES

Current Liabilities		
2000 Accounts Payable - Operat	\$7,964.81	
2020 Accrued Payables - Operat	\$2,550.00	
2030 Advance Payments - Operat	\$1,009.00	
2075 Due to Reserve Fund	\$33,199.67	
2160 Security Deposits	\$1,400.00	
	Total Current Liabilities	\$46,123.48
Long Term Liabilities		
2185 Loan Payable - MOB	\$60,910.83	
	Total Long Term Liabilities	\$60,910.83
	TOTAL LIABILITIES	\$107,034.31

EQUITY

Retained Earnings	(\$63,124.67)	
Current Year Earnings	\$1,785.45	
Capital		
3020 Working Capital	\$10,698.98	
	TOTAL EQUITY	(\$50,640.24)
	TOTAL LIABILITIES AND EQUITY	\$56,394.07

Unexpended Budget Report

Thursday, February 28, 2019

Avila Park 2019 Operating Budget

Avila Park Accrual Accounting Year Starts January 1, 2019

	Month To Date		Variance	Actual	Year To Date		Variance	Annual Budget	
	Actual	Budget			Budget	Unexpended			
INCOME									
Income									
4035 HOA Assessments	14,612.00	14,612.00	0.00	29,224.00	29,224.00	0.00	175,344.00	146,120.00	
4055 Insurance Claim Income	1,537.35	0.00	1,537.35	1,537.35	0.00	1,537.35	0.00	(1,537.35)	
4070 Interest Income - Operati	0.51	0.00	0.51	0.51	0.00	0.51	0.00	(0.51)	
4080 Late Fees	0.00	0.00	0.00	49.82	0.00	49.82	0.00	(49.82)	
4085 Laundry Income	0.00	308.25	(308.25)	350.63	616.50	(265.87)	3,699.00	3,348.37	
4105 Move In/Out Fees	150.00	58.33	91.67	200.00	116.66	83.34	700.00	500.00	
4190 Transfer Fees	0.00	0.00	0.00	150.00	0.00	150.00	0.00	(150.00)	
Total Income	16,299.86	14,978.58	1,321.28	31,512.31	29,957.16	1,555.15	179,743.00	148,230.69	
EXPENSES									
Utilities									
5010 Electric Service	925.62	1,578.67	(653.05)	2,095.51	3,157.34	(1,061.83)	18,944.00	16,848.49	
5025 Natural Gas Service	2,550.00	1,447.83	1,102.17	5,107.88	2,895.66	2,212.22	17,374.00	12,266.12	
5065 Sewer Service	0.00	474.00	(474.00)	0.00	948.00	(948.00)	5,688.00	5,688.00	
5070 Storm Drain	0.00	91.67	(91.67)	0.00	183.34	(183.34)	1,100.00	1,100.00	
5075 Telephone - Elevator	66.65	63.58	3.07	132.17	127.16	5.01	763.00	630.83	
5080 Telephone - Entrance	43.76	41.42	2.34	86.39	82.84	3.55	497.00	410.61	
5095 Telephone - Pool	56.06	55.00	1.06	112.12	110.00	2.12	660.00	547.88	
5105 Trash Removal Services	284.00	291.67	(7.67)	568.00	583.34	(15.34)	3,500.00	2,932.00	
5135 Water Services	982.49	376.42	606.07	1,900.47	752.84	1,147.63	4,517.00	2,616.53	
Total Utilities	4,908.58	4,420.26	488.32	10,002.54	8,840.52	1,162.02	53,043.00	43,040.46	
Maintenance & Repairs									
5230 Building Maint & Repairs	0.00	806.00	(806.00)	0.00	1,612.00	(1,612.00)	9,672.00	9,672.00	
5275 Boiler Inspection	0.00	16.67	(16.67)	0.00	33.34	(33.34)	200.00	200.00	
5315 Rec Room Maint & Repairs	270.00	0.00	270.00	270.00	0.00	270.00	0.00	(270.00)	
5400 Elevator Contract & Reprs	873.26	135.00	738.26	1,012.52	270.00	742.52	1,620.00	607.48	
5405 Elevator Repairs	0.00	41.67	(41.67)	0.00	83.34	(83.34)	500.00	500.00	
5470 Fire & Life Safety	0.00	118.33	(118.33)	0.00	236.66	(236.66)	1,420.00	1,420.00	
5485 Fire Alarm Monitoring	44.00	0.00	44.00	88.00	0.00	88.00	0.00	(88.00)	
5490 Fire Extingisher	0.00	8.33	(8.33)	0.00	16.66	(16.66)	100.00	100.00	

Unexpended Budget Report

Thursday, February 28, 2019

Avila Park 2019 Operating Budget (Continued)

Avila Park Accrual Accounting Year Starts January 1, 2019

	Month To Date		Variance	Actual	Year To Date		Variance	Annual Budget	
	Actual	Budget			Budget	Unexpended			
EXPENSES (Continued)									
Maintenance & Repairs (Continued)									
5520 Garage Door Maint & Rprs	1,800.00	69.58	1,730.42	2,994.33	139.16	2,855.17	835.00	(2,159.33)	
5650 HVAC Repairs	0.00	108.75	(108.75)	125.00	217.50	(92.50)	1,305.00	1,180.00	
5665 Inspections	0.00	37.50	(37.50)	0.00	75.00	(75.00)	450.00	450.00	
5670 Irrigation Repairs	0.00	33.33	(33.33)	0.00	66.66	(66.66)	400.00	400.00	
5690 Janitorial Services	0.00	700.00	(700.00)	0.00	1,400.00	(1,400.00)	8,400.00	8,400.00	
5700 Janitorial Supplies	0.00	16.67	(16.67)	0.00	33.34	(33.34)	200.00	200.00	
5730 Landscape Contract	0.00	20.83	(20.83)	0.00	41.66	(41.66)	250.00	250.00	
5745 Landscape Supplies	0.00	208.33	(208.33)	0.00	416.66	(416.66)	2,500.00	2,500.00	
5925 Pest Control	0.00	20.83	(20.83)	0.00	41.66	(41.66)	250.00	250.00	
5940 Plumbing Maint & Repairs	0.00	437.50	(437.50)	0.00	875.00	(875.00)	5,250.00	5,250.00	
5955 Pool Chemicals & Supplies	0.00	83.33	(83.33)	0.00	166.66	(166.66)	1,000.00	1,000.00	
5960 Pool Contract	0.00	585.00	(585.00)	585.00	1,170.00	(585.00)	7,020.00	6,435.00	
5980 Pool Maint & Repairs	175.00	308.33	(133.33)	175.00	616.66	(441.66)	3,700.00	3,525.00	
6130 Snow Removal	500.00	175.83	324.17	500.00	351.66	148.34	2,110.00	1,610.00	
6245 Tree Trimming/Spraying	0.00	33.08	(33.08)	0.00	66.16	(66.16)	397.00	397.00	
6257 Video Camera Monitoring	0.00	41.67	(41.67)	0.00	83.34	(83.34)	500.00	500.00	
6260 Video Camera Rpr/Rplcmnt	0.00	41.67	(41.67)	0.00	83.34	(83.34)	500.00	500.00	
Total Maintenance & Repairs	3,662.26	4,048.23	(385.97)	5,749.85	8,096.46	(2,346.61)	48,579.00	42,829.15	
Reserve									
6500 Reserve Contribution	2,522.00	2,522.00	0.00	5,044.00	5,044.00	0.00	30,266.00	25,222.00	
Total Reserve	2,522.00	2,522.00	0.00	5,044.00	5,044.00	0.00	30,266.00	25,222.00	
Administrative Expenses									
7000 Accounting/Audit/Tax Prep	0.00	12.50	(12.50)	400.00	25.00	375.00	150.00	(250.00)	
7010 Administration Expense	75.00	0.00	75.00	75.00	0.00	75.00	0.00	(75.00)	
7035 Bank Service Fees	23.56	16.67	6.89	37.16	33.34	3.82	200.00	162.84	
7040 Copies & Printing	93.48	16.92	76.56	93.48	33.84	59.64	203.00	109.52	
7105 Insurance - D & O	83.83	83.83	0.00	167.66	167.66	0.00	1,006.00	838.34	
7130 Insurance - Property	1,093.00	1,100.00	(7.00)	2,186.00	2,200.00	(14.00)	13,200.00	11,014.00	
7135 Insurance - Gen Laibility	237.84	283.92	(46.08)	475.68	567.84	(92.16)	3,407.00	2,931.32	
7140 Insurance - Umbrella	191.13	192.00	(0.87)	382.26	384.00	(1.74)	2,304.00	1,921.74	
7145 Insurance - Boiler/Machin	85.16	0.00	85.16	85.16	0.00	85.16	0.00	(85.16)	
7170 Interest Expense	225.57	220.83	4.74	454.31	441.66	12.65	2,650.00	2,195.69	

Unexpended Budget Report

Thursday, February 28, 2019

Avila Park 2019 Operating Budget (Continued)

Avila Park Accrual Accounting Year Starts January 1, 2019

	Month To Date		Variance	Actual	Year To Date		Variance	Annual Budget	
	Actual	Budget			Budget	Unexpended			
EXPENSES (Continued)									
Administrative Expenses (Continued)									
7190 Legal Services - General	1,820.00	200.00	1,620.00	1,820.00	400.00	1,420.00	2,400.00	580.00	
7220 Licenses/Permits/Fees	0.00	22.92	(22.92)	0.00	45.84	(45.84)	275.00	275.00	
7240 Management Fee	1,800.00	1,800.00	0.00	2,700.00	3,600.00	(900.00)	21,600.00	18,900.00	
7330 Office Supplies	0.00	10.00	(10.00)	0.00	20.00	(20.00)	120.00	120.00	
7450 Postage & Delivery	53.76	7.50	46.26	53.76	15.00	38.76	90.00	36.24	
7535 Website Maint & Repair	0.00	20.83	(20.83)	0.00	41.66	(41.66)	250.00	250.00	
Total Administrative Expenses	5,782.33	3,987.92	1,794.41	8,930.47	7,975.84	954.63	47,855.00	38,924.53	
TOTAL EXPENSES	16,875.17	14,978.41	1,896.76	29,726.86	29,956.82	(229.96)	179,743.00	150,016.14	
NET INCOME (LOSS)	(575.31)	0.17	(575.48)	1,785.45	0.34	1,785.11			
UNEXPENDED (OVER EXPENDED)								(1,785.45)	

Twelve Month Actuals

Thursday, February 28, 2019

Avila Park 2019 Operating Budget

Avila Park Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
INCOME													
Income													
4035 HOA Assessments	14,612.00	14,612.00											29,224.00
4055 Insurance Claim Income		1,537.35											1,537.35
4070 Interest Income - Operati		0.51											0.51
4080 Late Fees	49.82												49.82
4085 Laundry Income	350.63												350.63
4105 Move In/Out Fees	50.00	150.00											200.00
4190 Transfer Fees	150.00												150.00
Total Income	15,212.45	16,299.86	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	31,512.31
EXPENSES													
Utilities													
5010 Electric Service	1,169.89	925.62											2,095.51
5025 Natural Gas Service	2,557.88	2,550.00											5,107.88
5075 Telephone - Elevator	65.52	66.65											132.17
5080 Telephone - Entrance	42.63	43.76											86.39
5095 Telephone - Pool	56.06	56.06											112.12
5105 Trash Removal Services	284.00	284.00											568.00
5135 Water Services	917.98	982.49											1,900.47
Total Utilities	5,093.96	4,908.58	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,002.54
Maintenance & Repairs													
5315 Rec Room Maint & Repairs		270.00											270.00
5400 Elevator Contract & Reprs	139.26	873.26											1,012.52
5485 Fire Alarm Monitoring	44.00	44.00											88.00
5520 Garage Door Maint & Rprs	1,194.33	1,800.00											2,994.33
5650 HVAC Repairs	125.00												125.00
5960 Pool Contract	585.00	175.00											760.00
5980 Pool Maint & Repairs		500.00											500.00
6130 Snow Removal													
Total Maintenance & Repairs	2,087.59	3,662.26	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,749.85
Reserve													
6500 Reserve Contribution	2,522.00	2,522.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,044.00
Total Reserve	2,522.00	2,522.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,044.00
Administrative Expenses													
7000 Accounting/Audit/Tax Prep	400.00												400.00
7010 Administration Expense		75.00											75.00
7035 Bank Service Fees	13.60	23.56											37.16
7040 Copies & Printing		93.48											93.48
7105 Insurance - D & O	83.83	83.83											167.66
7130 Insurance - Property	1,093.00	1,093.00											2,186.00
7135 Insurance - Gen Liability	237.84	237.84											475.68
7140 Insurance - Umbrella	191.13	191.13											382.26

Twelve Month Actuals

Thursday, February 28, 2019

Avila Park 2019 Operating Budget (Continued)

Avila Park Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
EXPENSES (Continued)													
Administrative Expenses (Continued)													
7145 Insurance - Boiler/Machin		85.16											85.16
7170 Interest Expense	228.74	225.57											454.31
7190 Legal Services - General		1,820.00											1,820.00
7240 Management Fee	900.00	1,800.00											2,700.00
7450 Postage & Delivery		53.76											53.76
Total Administrative Expenses	3,148.14	5,782.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,930.47
TOTAL EXPENSES	12,851.69	16,875.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	29,726.86
NET INCOME (LOSS)	2,360.76	(575.31)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,785.45

PRELIMINARY - FOR MANAGEMENT PURPOSES ONLY

Balance Sheet

Thursday, February 28, 2019

Avila Park Reserve Fund

Accrual Accounting Year Starts January 1, 2019

ASSETS

Reserve Cash & Equivalent

1705 -Avila Park CW Reserve

\$122,915.15

1855 Due From Operating Fund

\$33,199.67

Total Reserve Cash & Equivalent

\$156,114.82

TOTAL ASSETS

\$156,114.82

EQUITY

Retained Earnings

\$150,964.74

Reserve Current Year Earn

\$5,150.08

TOTAL EQUITY

\$156,114.82

TOTAL LIABILITIES AND EQUITY

\$156,114.82

PRELIMINARY - FOR MANAGEMENT PURPOSES ONLY

Unexpended Budget Report

Thursday, February 28, 2019

Avila Park 2019 Reserve Budget

Avila Park Reserve Fund Accrual Accounting Year Starts January 1, 2019

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserve Income								
8100 Resrv Contribution Income	2,522.00	2,522.00	0.00	5,044.00	5,044.00	0.00	30,266.00	25,222.00
8130 Reserve Interest Income	51.84	0.00	51.84	106.08	0.00	106.08	0.00	(106.08)
Total Reserve Income	2,573.84	2,522.00	51.84	5,150.08	5,044.00	106.08	30,266.00	25,115.92
TOTAL INCOME	2,573.84	2,522.00	51.84	5,150.08	5,044.00	106.08	30,266.00	25,115.92
NET INCOME (LOSS)	2,573.84	2,522.00	51.84	5,150.08	5,044.00	106.08	30,266.00	
UNEXPENDED (OVER EXPENDED)								25,115.92

Twelve Month Actuals

Thursday, February 28, 2019

Avila Park 2019 Reserve Budget

Avila Park Reserve Fund Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
INCOME													
Reserve Income													
8100 Resrv Contribution Income	2,522.00	2,522.00											5,044.00
8130 Reserve Interest Income	54.24	51.84											106.08
Total Reserve Income	<u>2,576.24</u>	<u>2,573.84</u>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	<u>5,150.08</u>
TOTAL INCOME	<u>2,576.24</u>	<u>2,573.84</u>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	<u>5,150.08</u>
NET INCOME (LOSS)	<u>2,576.24</u>	<u>2,573.84</u>	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	<u>5,150.08</u>

PRELIMINARY - FOR MANAGEMENT PURPOSES ONLY

Twelve Month Budget And Actuals

Friday, March 15, 2019

Avila Park 2019 Operating Budget

Avila Park Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
INCOME													
Income													
4035 HOA Assessments	Actual 14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	43,836.00
4055 Insurance Claim Income	Budget 14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	14,612.00	175,344.00
	Budget 1,537.35												1,537.35
4070 Interest Income - Operati	Actual 0.51												0.51
4080 Late Fees	Budget 49.82												49.82
4085 Laundry Income	Actual 350.63												350.63
	Budget 308.25	308.25	308.25	308.25	308.25	308.25	308.25	308.25	308.25	308.25	308.25	308.25	3,699.00
4105 Move In/Out Fees	Actual 50.00	150.00											200.00
	Budget 58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	58.33	700.00
4115 NSF Fees	Actual 20.00												20.00
4190 Transfer Fees	Actual 150.00												150.00
	Budget 15,212.45	16,299.86	14,632.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	46,144.31
TOTAL INCOME	15,212.45	16,299.86	14,632.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	46,144.31
EXPENSES													
Utilities													
5010 Electric Service	Actual 1,169.89	925.62											2,095.51
	Budget 1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	1,578.67	18,944.00
5025 Natural Gas Service	Actual 2,557.88	2,550.00	(2,550.00)										2,557.88
	Budget 1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	1,447.83	17,374.00
5065 Sewer Service	Actual 474.00	474.00	474.00	474.00	474.00	474.00	474.00	474.00	474.00	474.00	474.00	474.00	5,688.00
5070 Storm Drain	Actual 91.67	91.67	91.67	91.67	91.67	91.67	91.67	91.67	91.67	91.67	91.67	91.67	1,100.00
5075 Telephone - Elevator	Actual 65.52	66.65											132.17
	Budget 63.58	63.58	63.58	63.58	63.58	63.58	63.58	63.58	63.58	63.58	63.58	63.58	763.00
5080 Telephone - Entrance	Actual 42.63	43.76											86.39
	Budget 41.42	41.42	41.42	41.42	41.42	41.42	41.42	41.42	41.42	41.42	41.42	41.42	497.00
5095 Telephone - Pool	Actual 56.06	56.06											112.12
	Budget 55.00	55.00	55.00	55.00	55.00	55.00	55.00	55.00	55.00	55.00	55.00	55.00	660.00
5105 Trash Removal Services	Actual 284.00	284.00	284.00										852.00
	Budget 291.67	291.67	291.67	291.67	291.67	291.67	291.67	291.67	291.67	291.67	291.67	291.67	3,500.00
5135 Water Services	Actual 917.98	982.49											1,900.47
	Budget 376.42	376.42	376.42	376.42	376.42	376.42	376.42	376.42	376.42	376.42	376.42	376.42	4,517.00
Total Utilities	5,093.96	4,908.58	(2,266.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,736.54
Maintenance & Repairs													

Twelve Month Budget And Actuals

Friday, March 15, 2019

Avila Park 2019 Operating Budget (Continued)

Avila Park Accrual Budget Year Starts January 1, 2019

	<u>Jan 2019</u>	<u>Feb 2019</u>	<u>Mar 2019</u>	<u>Apr 2019</u>	<u>May 2019</u>	<u>Jun 2019</u>	<u>Jul 2019</u>	<u>Aug 2019</u>	<u>Sep 2019</u>	<u>Oct 2019</u>	<u>Nov 2019</u>	<u>Dec 2019</u>	<u>Total</u>
EXPENSES (Continued)													
Maintenance & Repairs (Continued)													
5230 Building Maint & Repairs	Actual Budget	806.00 16.67	806.00 16.67	806.00 16.67	806.00 16.67	806.00 16.66	806.00 16.67	806.00 16.66	806.00 16.67	806.00 16.66	806.00 16.67	806.00 16.66	9,672.00 200.00
5275 Boiler Inspection	Actual	270.00											270.00
5315 Rec Room Maint & Repairs	Budget												
5400 Elevator Contract & Reprs	Actual	139.26	873.26	144.83									1,157.35
	Budget	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	1,620.00
5405 Elevator Repairs	Actual	41.67	41.67	41.67	41.67	41.66	41.67	41.66	41.67	41.66	41.67	41.66	500.00
5470 Fire & Life Safety	Actual	118.33	118.33	118.33	118.33	118.33	118.34	118.33	118.34	118.33	118.34	118.33	1,420.00
5485 Fire Alarm Monitoring	Actual	44.00	44.00										88.00
5490 Fire Extingisher	Actual	8.33	8.33	8.33	8.33	8.33	8.33	8.34	8.34	8.33	8.34	8.33	100.00
5520 Garage Door Maint & Rprs	Actual	1,194.33	1,800.00										2,994.33
	Budget	69.58	69.58	69.58	69.58	69.59	69.58	69.59	69.58	69.59	69.58	69.59	835.00
5650 HVAC Repairs	Actual	125.00											125.00
	Budget	108.75	108.75	108.75	108.75	108.75	108.75	108.75	108.75	108.75	108.75	108.75	1,305.00
5665 Inspections	Actual	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	450.00
5670 Irrigation Repairs	Actual	33.33	33.33	33.33	33.33	33.33	33.34	33.33	33.34	33.33	33.34	33.33	400.00
5690 Janitorial Services	Actual	700.00	700.00	700.00	700.00	700.00	700.00	700.00	700.00	700.00	700.00	700.00	8,400.00
5700 Janitorial Supplies	Actual	16.67	16.67	16.67	16.67	16.66	16.67	16.66	16.67	16.66	16.67	16.66	200.00
5730 Landscape Contract	Actual	20.83	20.83	20.83	20.83	20.83	20.84	20.83	20.84	20.83	20.84	20.83	250.00
5745 Landscape Supplies	Actual	208.33	208.33	208.33	208.33	208.33	208.34	208.33	208.34	208.33	208.34	208.33	2,500.00
5925 Pest Control	Actual	20.83	20.83	20.83	20.83	20.83	20.84	20.83	20.84	20.83	20.84	20.83	250.00
5940 Plumbing Maint & Repairs	Actual	437.50	437.50	437.50	437.50	437.50	437.50	437.50	437.50	437.50	437.50	437.50	5,250.00
5955 Pool Chemicals & Supplies	Actual	83.33	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
5960 Pool Contract	Actual	585.00	585.00	585.00	585.00	585.00	585.00	585.00	585.00	585.00	585.00	585.00	585.00
5980 Pool Maint & Repairs	Actual	308.33	308.33	308.33	308.33	308.34	308.33	308.34	308.33	308.34	308.33	308.34	175.00
6130 Snow Removal	Actual	500.00											500.00
	Budget	175.83	175.83	175.83	175.83	175.83	175.84	175.83	175.84	175.83	175.84	175.83	2,110.00

Twelve Month Budget And Actuals

Friday, March 15, 2019

Avila Park 2019 Operating Budget (Continued)

Avila Park Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
EXPENSES (Continued)													
Maintenance & Repairs (Continued)													
6245 Tree Trimming/Spraying	Actual	33.08	33.08	33.08	33.09	33.08	33.09	33.08	33.09	33.08	33.09	33.08	397.00
6257 Video Camera Monitoring	Budget	41.67	41.67	41.67	41.67	41.66	41.67	41.66	41.67	41.66	41.67	41.66	500.00
6260 Video Camera Rpr/Rplcmnt	Budget	41.67	41.67	41.67	41.67	41.66	41.67	41.66	41.67	41.66	41.67	41.66	500.00
	Budget	2,087.59	3,662.26	144.83	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,894.68
Reserve													
6500 Reserve Contribution	Actual	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,523.00	2,523.00	5,044.00
	Budget	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,523.00	2,523.00	30,266.00
	Total Reserve	2,522.00	2,522.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,044.00
Administrative Expenses													
7000 Accounting/Audit/Tax Prep	Actual	400.00		150.00									550.00
	Budget	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	150.00
7010 Administration Expense	Actual		75.00										75.00
	Budget	13.60	23.56	10.00									47.16
7035 Bank Service Fees	Actual	16.67	16.67	16.67	16.67	16.66	16.67	16.66	16.67	16.66	16.67	16.66	200.00
	Budget	16.67	16.67	16.67	16.67	16.66	16.67	16.66	16.67	16.66	16.67	16.66	387.36
7040 Copies & Printing	Actual	16.92	16.92	16.92	16.92	16.91	16.92	16.91	16.92	16.91	16.92	16.91	203.00
	Budget	83.83	83.83	83.83	83.83	83.83	83.84	83.83	83.84	83.83	83.84	83.83	1,006.00
7105 Insurance - D & O	Actual	83.83	83.83	83.83	83.83	83.83	83.84	83.83	83.84	83.83	83.84	83.83	1,006.00
	Budget	1,093.00	1,093.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	13,200.00
7130 Insurance - Property	Actual	237.84	237.84	283.92	283.92	283.91	283.92	283.91	283.92	283.91	283.92	283.91	475.68
	Budget	283.92	283.92	283.92	283.92	283.91	283.92	283.91	283.92	283.91	283.92	283.91	3,407.00
7140 Insurance - Umbrella	Actual	191.13	191.13	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	382.26
	Budget	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	192.00	2,304.00
7145 Insurance - Boiler/Machin	Actual		85.16										85.16
	Budget												
7170 Interest Expense	Actual	228.74	225.57	200.87									655.18
	Budget	220.83	220.83	220.83	220.84	220.83	220.84	220.83	220.84	220.83	220.84	220.83	2,650.00
7190 Legal Services - General	Actual		1,820.00										1,820.00
	Budget	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	2,400.00
7220 Licenses/Permits/Fees	Actual												
	Budget	22.92	22.92	22.92	22.92	22.91	22.92	22.91	22.92	22.91	22.92	22.91	275.00
7240 Management Fec	Actual	900.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	4,500.00
	Budget	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	21,600.00
7330 Office Supplies	Actual												
	Budget	10.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	120.00
7450 Postage & Delivery	Actual		53.76	150.70									204.46
	Budget	7.50	7.50	7.50	7.50	7.50	7.50	7.50	7.50	7.50	7.50	7.50	90.00

Twelve Month Budget And Actuals

Friday, March 15, 2019

Avila Park 2019 Reserve Budget

Avila Park Reserve Fund Accrual Budget Year Starts January 1, 2019

	Jan 2019	Feb 2019	Mar 2019	Apr 2019	May 2019	Jun 2019	Jul 2019	Aug 2019	Sep 2019	Oct 2019	Nov 2019	Dec 2019	Total
INCOME													
Reserve Income													
8100 Restv Contribution Income	Actual 2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,523.00	2,523.00	5,044.00
	Budget 2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,522.00	2,523.00	2,523.00	30,266.00
8130 Reserve Interest Income	Actual 54.24	51.84											106.08
	Budget												
Total Reserve Income	2,576.24	2,573.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,150.08
TOTAL INCOME	2,576.24	2,573.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,150.08
NET INCOME (LOSS)	2,576.24	2,573.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,150.08