

Canterbury HOMEOWNERS ASSOCIATION

2021 Budget

2020 \$242 2021 \$265 Variance \$ 23

Description	Aug YTD Actual	Sept -Dec Forecast	Forecasted YTD Total	Adjustments to Forecast	2021 Yearly Budget	2020 Budget	Variance
Assessment Income	\$300,083	\$150,164	\$450,247		\$493,157	\$ 449,289	\$ 43,868
Rent	\$10,800	\$5,400	\$16,200	(\$16,200)	\$0	\$ 18,000	\$ (18,000)
Late Fee	\$215	\$100	\$315	\$685	\$1,000	\$ 1,000	\$ -
Capital Contribution	\$4,356	\$1,452	\$5,808	(\$808)	\$5,000	\$ 4,152	\$ 848
Interest	\$16	\$8	\$24		\$24	\$ 121	\$ (97)
Application Fee	\$2,600	\$650	\$3,250	(\$1,300)	\$4,950	\$ 1,170	\$ 3,780
Gate Card / Pool Key	\$1,100	\$550	\$1,650		\$1,650	\$ 1,650	\$ -
Sub Total Income	\$319,170	\$158,324	\$477,494	(\$17,623)	\$505,781	\$ 475,382	\$ 30,399
Management Fees	\$29,200	\$14,600	\$43,800		\$43,800	\$ 43,800	\$ -
Legal Fees	\$674	\$0	\$674	\$326	\$1,000	\$ 1,500	\$ (500)
Accounting Fees	\$3,500	\$0	\$3,500	\$0	\$3,500	\$ 3,500	\$ -
License and Permits	\$250	\$0	\$250		\$250	\$ 250	\$ -
Annual Report	\$71	\$0	\$71		\$71	\$ 86	\$ (15)
Office Supplies	\$1,767	\$300	\$2,067	(\$67)	\$2,000	\$ 2,000	\$ -
Bank Charges	\$82	\$532	\$614		\$614	\$ 621	\$ (7)
Master Assoc Fee	\$6,047	\$0	\$6,047	(\$6,047)	\$0	\$ 12,095	\$ (12,095)
Bad Debt	\$2,977	\$968	\$3,945	(\$3,945)	\$0	\$ 2,781	\$ (2,781)
Master Insurance	\$74,864	\$37,432	\$112,296	\$45,241	\$157,537	\$ 110,429	\$ 47,108
Administrative	\$119,432	\$53,832	\$173,264	\$35,508	\$208,772	\$ 177,062	\$ 31,710
Grounds and Lawn	\$30,600	\$15,300	\$45,900	\$9,000	\$54,900	\$ 56,940	\$ (2,040)
Preserve Maint	\$1,250	\$375	\$1,625	(\$125)	\$1,500	\$ 1,500	\$ -
Pest Control Lawn	\$1,600	\$800	\$2,400		\$2,400	\$ 2,800	\$ (400)
Pool	\$2,632	\$1,316	\$3,948	\$500	\$4,448	\$ 4,417	\$ 31
Repairs and Maint	\$4,032	\$2,016	\$6,048	\$14,532	\$20,580	\$ 15,000	\$ 5,580
Janitorial Service	\$4,289	\$2,144	\$6,433	(\$193)	\$6,240	\$ 8,222	\$ (1,982)
Golf Cart maint	\$1,112	\$556	\$1,668		\$1,668	\$ 1,668	\$ -
Pool Repairs	\$779	\$200	\$979	\$521	\$1,500	\$ 2,000	\$ (500)
Gate Repairs and Maint	\$2,123	\$1,000	\$3,123	\$1,877	\$5,000	\$ 5,000	\$ -
Gate Entry Fobs	\$0	\$0	\$0	\$250	\$250	\$ 250	\$ -
Security	\$41,718	\$18,564	\$60,282		\$60,282	\$ 60,000	\$ 282
Security Cell Phone	\$251	\$125	\$376		\$376	\$ 75	\$ -
Gate entry Monitor	\$29,904	\$14,952	\$44,856		\$44,856	\$ 44,820	\$ 36
Landscape Extras	\$27,717	\$0	\$27,717	(\$11,717)	\$16,000	\$ 15,000	\$ 1,000
Irrigation	\$4,983	\$2,500	\$7,483	(\$2,483)	\$5,000	\$ 2,100	\$ 2,900
Irrigation Hoover contract	\$0	\$2,618	\$2,618	\$0	\$0	\$ 2,618	\$ (2,618)
Rust Prevention	\$5,000	\$2,500	\$7,500		\$7,500	\$ 7,500	\$ -
Janitorial Supplies	\$26	\$13	\$39	\$200	\$239	\$ -	\$ 239
Foreclosed Unit expense	\$0	\$0	\$0		\$0	\$ 1,000	\$ (1,000)
Repairs /Maint	\$158,016	\$64,979	\$222,995	\$12,362	\$232,739	\$ 230,910	\$ 1,528
Electric	\$21,282	\$10,641	\$31,923		\$31,923	\$ 34,699	\$ (2,776)
Water	\$897	\$450	\$1,347		\$1,347	\$ 1,711	\$ (364)
Utilities	\$22,179	\$11,091	\$33,270	\$0	\$33,270	\$ 36,410	\$ (3,140)
Reserves	\$20,666	\$10,334	\$31,000		\$31,000	\$ 31,000	\$ -
Reserves	\$20,666	\$10,334	\$31,000	\$0	\$31,000	\$ 31,000	\$ -
TOTAL EXPENSES	\$320,293	\$140,236	\$460,529	\$47,870	\$505,781	\$475,382	
Profit / Loss							