

Budget Comparison Cash Flow (Cash)
2030 South Ocean Drive - (parker)
August 2009

	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
INCOME									
Maintenance Income	34,106.57	0.00	34,106.57	0	4,381,377.21	4,474,120.00	-92,742.79	-2.07	4,474,120.00
Legal/ Lien Fees	3,854.20	0.00	3,854.20	0	14,867.21	0.00	14,867.21	0	0.00
Storage	249.99	0.00	249.99	0	19,817.56	0.00	19,817.56	0	0.00
Rentals-101/102/103/709	2,950.00	3,500.00	-550.00	-15.71	25,200.00	38,500.00	-13,300.00	-34.55	42,000.00
Late Fees	475.00	0.00	475.00	0	5,307.38	6,000.00	-692.62	-11.54	6,000.00
Remote & Gate Card	200.00	0.00	200.00	0	2,815.00	0.00	2,815.00	0	0.00
Medeco Keys	400.00	0.00	400.00	0	3,775.00	0.00	3,775.00	0	0.00
Parking - Valet	520.00	0.00	520.00	0	520.00	0.00	520.00	0	0.00
Parking - Tickets	1,100.00	0.00	1,100.00	0	1,100.00	0.00	1,100.00	0	0.00
Parking	696.62	0.00	696.62	0	1,553.29	0.00	1,553.29	0	0.00
Repairs/Work Orders	2,587.50	3,500.00	-912.50	-26.07	38,433.10	38,500.00	-66.90	-0.17	42,000.00
NSF Fees	50.00	0.00	50.00	0	650.00	0.00	650.00	0	0.00
Condo Docs	150.00	0.00	150.00	0	200.00	0.00	200.00	0	0.00
Copies/Fax/Stamps	119.09	0.00	119.09	0	1,033.32	0.00	1,033.32	0	0.00
Application Fees	1,225.00	500.00	725.00	145.0	9,050.00	5,500.00	3,550.00	64.55	6,000.00
Elevator Fees	100.00	0.00	100.00	0	400.00	0.00	400.00	0	0.00
Estoppel	750.00	0.00	750.00	0	5,725.00	0.00	5,725.00	0	0.00
Laundry Income	1,400.00	2,000.00	-600.00	-30.00	13,995.61	22,000.00	-8,004.39	-36.38	24,000.00
Recovered Income	0.00	0.00	0.00	0	54,420.47	0.00	54,420.47	0	0.00
Interest Income	278.35	0.00	278.35	0	5,186.04	0.00	5,186.04	0	0.00
Misc. Income	55.25	2,500.00	-2,444.75	-97.79	22,888.83	27,500.00	-4,611.17	-16.77	30,000.00
TOTAL INCOME	51,267.57	12,000.00	39,267.57	327.2	4,608,315.02	4,612,120.00	-3,804.98	-0.08	4,624,120.00
EXPENSES									
ADMINISTRATIVE									
Accounting	1,030.00	0.00	-1,030.00	0	27,751.00	12,000.00	-15,751.00	-131.2	12,000.00
Application / Screening - Unit	625.00	0.00	-625.00	0	5,478.50	0.00	-5,478.50	0	0.00
Bad Debt Expense	0.00	0.00	0.00	0	7,214.25	0.00	-7,214.25	0	0.00
Bank Charges	142.43	0.00	-142.43	0	537.35	0.00	-537.35	0	0.00
Employee Gas	183.82	0.00	-183.82	0	747.89	0.00	-747.89	0	0.00
Interest Expense	0.00	0.00	0.00	0	45.01	0.00	-45.01	0	0.00
Insurance-Claims Deductible	0.00	0.00	0.00	0	1,893.70	0.00	-1,893.70	0	0.00
Insurance-Workers Comp.	1,570.87	2,000.00	429.13	21.46	18,038.27	22,000.00	3,961.73	18.01	24,000.00
Legal - Unit Owner Fees	0.00	0.00	0.00	0	12,021.18	0.00	-12,021.18	0	0.00
Legal - Settlement Fees	0.00	0.00	0.00	0	3,668.04	0.00	-3,668.04	0	0.00
Legal/Professional Fees	409.30	4,500.00	4,090.70	90.90	34,216.02	49,500.00	15,283.98	30.88	54,000.00
Legal Expense - Total	409.30	4,500.00	4,090.70	90.90	49,905.24	49,500.00	-405.24	-0.82	54,000.00
Licenses, Fees & Permits	903.12	250.00	-653.12	-261.2	6,908.27	2,750.00	-4,158.27	-151.2	3,000.00
Maint Fees - Units 104/709	0.00	0.00	0.00	0	14,136.00	9,800.00	-4,336.00	-44.24	9,800.00
Misc. Administrative	249.38	0.00	-249.38	0	22,690.00	0.00	-22,690.00	0	0.00
New Hire Fees	53.50	0.00	-53.50	0	289.00	0.00	-289.00	0	0.00
Office Equipment - CIT Rental	121.80	0.00	-121.80	0	1,432.28	0.00	-1,432.28	0	0.00
Office Equipment Copier Rental	455.58	0.00	-455.58	0	5,212.18	0.00	-5,212.18	0	0.00
Office Expenses	717.12	2,500.00	1,782.88	71.32	9,250.09	27,500.00	18,249.91	66.36	30,000.00
Office Expense - Computers	21.38	0.00	-21.38	0	2,271.77	0.00	-2,271.77	0	0.00
Office Expense - Total	1,315.88	2,500.00	1,184.12	47.36	18,166.32	27,500.00	9,333.68	33.94	30,000.00
Postage & Delivery	120.89	600.00	479.11	79.85	4,588.68	3,600.00	-988.68	-27.46	3,600.00
Taxes	0.00	0.00	0.00	0	5,426.44	1,190.00	-4,236.44	-356.0	1,190.00
Unit 709 Expenses	0.00	0.00	0.00	0	465.09	0.00	-465.09	0	0.00
Walkie-Talkies/Radios	0.00	0.00	0.00	0	2,681.27	0.00	-2,681.27	0	0.00
BUILDING MAINTENANCE									
Cleaning Supplies - Chemicals	0.00	500.00	500.00	100.0	828.65	5,500.00	4,671.35	84.93	6,000.00
Cleaning Supplies - Paper	0.00	0.00	0.00	0	620.14	0.00	-620.14	0	0.00
Compactors	253.00	200.00	-53.00	-26.50	1,349.04	2,200.00	850.96	38.68	2,400.00
Electrical Room	0.00	0.00	0.00	0	43,885.68	0.00	-43,885.68	0	0.00
Fire Alarm System	490.76	0.00	-490.76	0	1,055.72	0.00	-1,055.72	0	0.00
Gym Maintenance	412.81	0.00	-412.81	0	2,007.17	0.00	-2,007.17	0	0.00
Labor Contract - A/C	0.00	0.00	0.00	0	6,316.37	0.00	-6,316.37	0	0.00
Labor Contract - Electrical	0.00	0.00	0.00	0	38,136.50	0.00	-38,136.50	0	0.00
Labor Contract - Painting	3,084.00	0.00	-3,084.00	0	4,220.50	0.00	-4,220.50	0	0.00
Labor Contract - Plumbing	3,141.21	0.00	-3,141.21	0	10,002.19	0.00	-10,002.19	0	0.00
Labor Contract - Structural	2,450.00	0.00	-2,450.00	0	15,255.39	0.00	-15,255.39	0	0.00
Labor Contract - Welding	0.00	0.00	0.00	0	2,000.00	0.00	-2,000.00	0	0.00
Labor Contract - Misc	-4,614.00	5,000.00	9,614.00	192.2	62,952.96	55,000.00	-7,952.96	-14.46	60,000.00
Labor Contract - Total	4,061.21	5,000.00	938.79	18.78	138,883.91	55,000.00	-83,883.91	-152.5	60,000.00
Landscaping Contract	0.00	0.00	0.00	0	24,323.89	15,600.00	-8,723.89	-55.92	15,600.00
Pool Maintenance Expense	1,436.25	2,500.00	1,063.75	42.55	10,338.27	27,500.00	17,161.73	62.41	30,000.00

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Pool Equipment Expense	1,086.79	0.00	-1,086.79	0	10,659.75	0.00	-10,659.75	0	0.00
Pool Expense - Total	2,523.04	2,500.00	-23.04	-0.92	20,998.02	27,500.00	6,501.98	23.64	30,000.00
Parts & Supplies	606.81	6,000.00	5,393.19	89.89	19,486.50	66,000.00	46,513.50	70.48	72,000.00
Supplies - A/C	202.15	0.00	-202.15	0	1,560.32	0.00	-1,560.32	0	0.00
Supplies - Carpet	0.00	0.00	0.00	0	766.87	0.00	-766.87	0	0.00
Supplies - Electrical	1,247.55	0.00	-1,247.55	0	31,255.65	0.00	-31,255.65	0	0.00
Supplies - Painting	2,010.71	0.00	-2,010.71	0	6,714.88	0.00	-6,714.88	0	0.00
Supplies - Plumbing	-74.29	0.00	74.29	0	4,581.75	0.00	-4,581.75	0	0.00
Supplies - Structural	1,894.09	0.00	-1,894.09	0	6,431.70	0.00	-6,431.70	0	0.00
Discounts Earned	-33.14	0.00	33.14	0	-1,590.52	0.00	1,590.52	0	0.00
Supplies - Total	5,853.88	6,000.00	146.12	2.44	69,207.15	66,000.00	-3,207.15	-4.86	72,000.00
Tools & Equipment	0.00	0.00	0.00	0	7,140.75	0.00	-7,140.75	0	0.00
Uniforms	0.00	400.00	400.00	100.0	3,553.44	4,400.00	846.56	19.24	4,800.00
Unit Repairs Parts & Supplies	2,809.39	0.00	-2,809.39	0	15,845.88	0.00	-15,845.88	0	0.00
Unit Trash Bags	0.00	0.00	0.00	0	829.59	0.00	-829.59	0	0.00
FIXED CONTRACTS									
A/C Mech. Equip.	0.00	0.00	0.00	0	1,540.00	0.00	-1,540.00	0	0.00
Chillers Contract	0.00	0.00	0.00	0	26,919.00	42,564.00	15,645.00	36.76	42,564.00
Elevator Contract	0.00	0.00	0.00	0	21,981.75	32,000.00	10,018.25	31.31	58,200.00
Elevator Repairs	26,000.00	0.00	-26,000.00	0	37,812.50	0.00	-37,812.50	0	0.00
Housekeeping Contract	13,236.07	11,000.00	-2,236.07	-20.33	127,216.19	121,000.00	-6,216.19	-5.14	132,000.00
Pest Control Contract	153.70	600.00	446.30	74.38	5,424.80	6,600.00	1,175.20	17.81	7,200.00
Security Contract	29,442.56	30,000.00	557.44	1.86	323,946.88	330,000.00	6,053.12	1.83	360,000.00
Valet Contract	3,816.00	0.00	-3,816.00	0	137,260.00	160,596.00	23,336.00	14.53	160,596.00
Waste Removal Contract	6,620.50	6,825.00	204.50	3.00	76,410.33	75,075.00	-1,335.33	-1.78	81,900.00
Water Treatment Contract	0.00	400.00	400.00	100.0	3,400.00	4,400.00	1,000.00	22.73	4,800.00
SPECIAL PROJECTS									
Hot Water Heaters	0.00	0.00	0.00	0	252.22	0.00	-252.22	0	0.00
Storm Water Wells	0.00	13,000.00	13,000.00	100.0	16,241.65	163,000.00	146,758.35	90.04	168,000.00
UTILITIES									
Cable	13,791.08	0.00	-13,791.08	0	133,235.42	150,900.00	17,664.58	11.71	159,165.00
Electricity	41,145.45	0.00	-41,145.45	0	361,157.60	387,600.00	26,442.40	6.82	408,000.00
Gas	2,886.72	8,400.00	5,513.28	65.63	48,450.02	92,400.00	43,949.98	47.56	100,800.00
Gas Transportation	0.00	0.00	0.00	0	8,719.49	0.00	-8,719.49	0	0.00
Gas Expense - Total	2,886.72	8,400.00	5,513.28	65.63	57,169.51	92,400.00	35,230.49	38.13	100,800.00
Telephone	456.90	600.00	143.10	23.85	4,983.20	6,600.00	1,616.80	24.50	7,200.00
Telephone Maintenance	0.00	0.00	0.00	0	164.63	0.00	-164.63	0	0.00
Water & Sewer	29,619.75	0.00	-29,619.75	0	342,212.15	273,600.00	-68,612.15	-25.08	288,000.00
PAYROLL, TAXES, BENEFITS									
P/R Administration/Office	13,904.19	18,000.00	4,095.81	22.75	157,824.59	194,500.00	36,675.41	18.86	212,500.00
P/R A/C	2,826.25	0.00	-2,826.25	0	19,807.49	0.00	-19,807.49	0	0.00
P/R Electrical	3,550.00	0.00	-3,550.00	0	41,901.39	0.00	-41,901.39	0	0.00
P/R Maintenance	6,475.00	27,200.00	20,725.00	76.19	115,439.81	299,200.00	183,760.19	61.42	326,400.00
P/R Painting	0.00	0.00	0.00	0	31,719.31	0.00	-31,719.31	0	0.00
P/R Plumbing / Carpentry	2,298.75	0.00	-2,298.75	0	30,353.75	0.00	-30,353.75	0	0.00
P/R Pool	4,425.38	3,900.00	-525.38	-13.47	46,678.51	42,900.00	-3,778.51	-8.81	46,800.00
P/R Structural	2,400.00	0.00	-2,400.00	0	27,012.00	0.00	-27,012.00	0	0.00
P/R Contractor Inspector	2,282.60	0.00	-2,282.60	0	13,950.80	0.00	-13,950.80	0	0.00
P/R Maintenance - Total	17,550.00	27,200.00	9,650.00	35.48	266,233.75	299,200.00	32,966.25	11.02	326,400.00
Employee Health	2,277.53	3,000.00	722.47	24.08	24,436.08	33,000.00	8,563.92	25.95	36,000.00
Holiday Gift Fund	0.00	0.00	0.00	0	5,540.29	6,000.00	459.71	7.66	6,000.00
P/R Tax - Fica	2,852.46	3,800.00	947.54	24.94	36,061.34	41,800.00	5,738.66	13.73	45,600.00
P/R Tax Medicare	0.00	800.00	800.00	100.0	0.00	8,800.00	8,800.00	100.0	9,600.00
P/R Tax Futa	-148.63	100.00	248.63	248.6	1,247.08	1,100.00	-147.08	-13.37	1,200.00
P/R Tax Suta	0.00	300.00	300.00	100.0	8,445.19	3,300.00	-5,145.19	-155.9	3,600.00
Repayment of Loan									
Bank Interest Expense	0.00	0.00	0.00	0	721,274.69	715,270.10	-6,004.59	-0.84	715,270.10
Insurance Interest Expense	0.00	0.00	0.00	0	-813.46	0.00	813.46	0	0.00
SUMMARY									
TOTAL ADMINISTRATIVE	6,604.19	9,850.00	3,245.81	32.95	186,962.28	128,340.00	-58,622.28	-45.68	137,590.00
TOTAL BUILDING MAINTENANCE	16,404.09	14,600.00	-1,804.09	-12.36	330,529.03	176,200.00	-154,329.03	-87.59	190,800.00
TOTAL FIXED CONTRACTS	79,268.83	48,825.00	-30,443.83	-62.35	761,911.45	772,235.00	10,323.55	1.34	847,260.00
TOTAL INTEREST EXPENSE	0.00	0.00	0.00	0	720,461.23	715,270.10	-5,191.13	-0.73	715,270.10
TOTAL PAYROLL, TAXES, BENEFIT	43,143.53	57,100.00	13,956.47	24.44	560,417.63	630,600.00	70,182.37	11.13	687,700.00
TOTAL SPECIAL PROJECTS	0.00	13,000.00	13,000.00	100.0	16,493.87	163,000.00	146,506.13	89.88	168,000.00

