

Budget Comparison (Accrual)
2030 South Ocean Drive - (parker)
February 2018

	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
INCOME									
3110 Maintenance Income	0.00	0.00	0.00	0	2,351,270.00	2,351,270.00	0.00	0.00	4,702,540.00
3115 Legal/ Lien Fees	0.00	666.67	-666.67	-100.0	1,640.00	3,333.35	-1,693.35	-50.80	8,000.00
3123 Storage	-2,045.00	0.00	-2,045.00	0	33,685.00	36,000.00	-2,315.00	-6.43	36,000.00
3125 Rentals-101/102/103	711.25	750.00	-38.75	-5.17	3,556.25	3,750.00	-193.75	-5.17	9,000.00
3130 Late Fees	400.00	275.00	125.00	45.45	1,825.00	1,375.00	450.00	32.73	3,300.00
3137 FOBS Keys	800.00	516.67	283.33	54.84	2,300.00	2,583.35	-283.35	-10.97	6,200.00
3144 Parking - Contractor	612.00	825.00	-213.00	-25.82	3,422.26	4,125.00	-702.74	-17.04	9,900.00
3145 Parking - Valet	1,045.00	1,458.33	-413.33	-28.34	5,139.00	7,291.65	-2,152.65	-29.52	17,500.00
3146 Parking - Stickers	2,385.00	2,433.33	-48.33	-1.99	12,045.19	12,166.65	-121.46	-1.00	29,200.00
3147 Parking - Monthly	99.20	0.00	99.20	0	9,046.81	11,650.00	-2,603.19	-22.34	23,300.00
3150 Repairs/Work Orders/AC Filters	258.90	475.00	-216.10	-45.49	2,803.90	2,375.00	428.90	18.06	5,700.00
3170 NSF Fees Recovered	0.00	0.00	0.00	0	200.00	150.00	50.00	33.33	300.00
3175 Condo Docs	0.00	8.33	-8.33	-100.0	19.25	41.65	-22.40	-53.78	100.00
3210 Application Fees - Owner	500.00	408.33	91.67	22.45	1,544.00	2,041.65	-497.65	-24.37	4,900.00
3211 Application Fees- Renter	200.00	225.00	-25.00	-11.11	1,600.00	1,125.00	475.00	42.22	2,700.00
3212 Elevator Fees	0.00	16.67	-16.67	-100.0	800.00	83.35	716.65	859.8	200.00
3215 Estoppel & Condo Questionnaire	750.00	520.83	229.17	44.00	2,214.00	2,604.15	-390.15	-14.98	6,250.00
3510 Laundry Income	918.25	1,000.00	-81.75	-8.18	3,125.99	5,000.00	-1,874.01	-37.48	12,000.00
3512 Towel Income	50.00	366.67	-316.67	-86.36	900.00	1,833.35	-933.35	-50.91	4,400.00
3712 Interest Income	119.20	8.33	110.87	1,330.	346.56	41.65	304.91	732.0	100.00
3715 Misc. Income-Fines,Plaza Roo	5,985.74	291.67	5,694.07	1,952.	137,236.24	1,458.35	135,777.89	9,310.	3,500.00
3717 Discounts Earned	1.03	8.33	-7.30	-87.64	4.24	41.65	-37.41	-89.82	100.00
3718 Prior Year Surplus	0.00	36,995.00	-36,995.00	-100.0	0.00	184,975.00	-184,975.00	-100.0	443,940.00
TOTAL INCOME	12,790.57	47,249.16	-34,458.59	-72.93	2,574,723.69	2,635,315.80	-60,592.11	-2.30	5,329,130.00

EXPENSES

ADMINISTRATIVE

4005 Accounting	2,167.36	1,416.67	-750.69	-52.99	7,555.02	7,083.35	-471.67	-6.66	17,000.00
4007 Annual Fee - DBPR	0.00	0.00	0.00	0	2,080.00	3,200.00	1,120.00	35.00	3,200.00
4008 Application / Screening	75.00	250.00	175.00	70.00	1,080.00	1,250.00	170.00	13.60	3,000.00
4010 Bad Debt/ Write Offs	3,333.33	3,333.33	0.00	0.00	16,666.65	16,666.65	0.00	0.00	40,000.00
4012 Bank Charges	120.03	133.33	13.30	9.98	556.39	666.65	110.26	16.54	1,600.00
4013 Consulting Fee	175.00	1,250.00	1,075.00	86.00	875.00	6,250.00	5,375.00	86.00	15,000.00
4014 Election Expense	1,820.60	0.00	-1,820.60	0	4,857.28	20,000.00	15,142.72	75.71	20,000.00
4015 Employee Gas	95.57	75.00	-20.57	-27.43	277.75	375.00	97.25	25.93	900.00
4023 Legal - US Security Settlement	7,500.00	7,500.00	0.00	0.00	37,500.00	37,500.00	0.00	0.00	90,000.00
4025 Insurance-All Risk	43,464.07	42,997.92	-466.15	-1.08	225,320.35	214,989.60	-10,330.75	-4.81	515,975.00
4026 Insurance-Claims Deductible	0.00	416.67	416.67	100.0	0.00	2,083.35	2,083.35	100.0	5,000.00
4029 Legal - Unit Owner Fees	-270.00	666.67	936.67	140.5	1,370.00	3,333.35	1,963.35	58.90	8,000.00
4031 Legal- Association	2,737.50	2,833.33	95.83	3.38	9,107.71	14,166.65	5,058.94	35.71	34,000.00
4033 Licenses, Fees & Permits	0.00	666.67	666.67	100.0	427.00	3,333.35	2,906.35	87.19	8,000.00
4034 Maint Fees - Unit104	0.00	0.00	0.00	0	5,030.00	5,030.00	0.00	0.00	10,060.00
4035 Office Expenses- Soft	350.86	791.67	440.81	55.68	3,472.21	3,958.35	486.14	12.28	9,500.00
4036 New Hire Fees	0.00	83.33	83.33	100.0	436.17	416.65	-19.52	-4.68	1,000.00
4037 Meeting Catering Expenses	205.02	66.67	-138.35	-207.5	513.84	333.35	-180.49	-54.14	800.00
4039 Office Expense Kitchen	329.74	166.67	-163.07	-97.84	884.50	833.35	-51.15	-6.14	2,000.00
4043 Office Expense - Equipment	379.27	1,675.00	1,295.73	77.36	1,331.84	8,375.00	7,043.16	84.10	20,100.00
4046 Postage & Delivery	0.00	308.33	308.33	100.0	1,446.47	1,541.65	95.18	6.17	3,700.00
4047 Internet/E-mails	0.00	416.67	416.67	100.0	0.00	2,083.35	2,083.35	100.0	5,000.00
4056 Walkie-Talkies/Radios	0.00	208.33	208.33	100.0	0.00	1,041.65	1,041.65	100.0	2,500.00
TOTAL ADMINISTRATIVE	62,483.35	65,256.26	2,772.91	4.25	320,788.18	354,511.30	33,723.12	9.51	816,335.00

BUILDING MAINTENANCE

4101 Annual Equipment Inspections	45.90	0.00	-45.90	0	2,120.90	3,750.00	1,629.10	43.44	7,500.00
4103 Cleaning Supplies - Misc.	15.19	175.00	159.81	91.32	657.68	875.00	217.32	24.84	2,100.00
4108 Compactor Container & Mainte	0.00	666.67	666.67	100.0	0.00	3,333.35	3,333.35	100.0	8,000.00
4113 Fire Alarm System Repairs	0.00	291.67	291.67	100.0	1,749.18	1,458.35	-290.83	-19.94	3,500.00
4115 Gym Maintenance	536.89	250.00	-286.89	-114.7	908.79	1,250.00	341.21	27.30	3,000.00
4116 Gym Equipment	0.00	250.00	250.00	100.0	0.00	1,250.00	1,250.00	100.0	3,000.00
4119 Pool Furnishings	0.00	1,000.00	1,000.00	100.0	0.00	5,000.00	5,000.00	100.0	12,000.00
4120 Pool Chemicals/Tank Lease	0.00	1,083.33	1,083.33	100.0	502.72	5,416.65	4,913.93	90.72	13,000.00
4121 Pool Towel	0.00	483.33	483.33	100.0	1,558.50	2,416.65	858.15	35.51	5,800.00
4122 Pool Repairs	0.00	41.67	41.67	100.0	0.00	208.35	208.35	100.0	500.00
4123 Pool Equipment - Pumps, Filter	0.00	666.67	666.67	100.0	57.13	3,333.35	3,276.22	98.29	8,000.00
4127 Elevator Repair	0.00	500.00	500.00	100.0	2,695.84	2,500.00	-195.84	-7.83	6,000.00
4129 Chillers-Repair	0.00	4,166.67	4,166.67	100.0	2,107.50	20,833.35	18,725.85	89.88	50,000.00

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4131 Landscaping	0.00	250.00	250.00	100.0	0.00	1,250.00	1,250.00	100.0	3,000.00
4133 Uniforms	245.66	83.33	-162.33	-194.8	495.82	416.65	-79.17	-19.00	1,000.00
4135 Plumbing	68.04	666.67	598.63	89.79	926.62	3,333.35	2,406.73	72.20	8,000.00
4136 Parts & Supplies-Paint	642.03	1,000.00	357.97	35.80	3,099.26	5,000.00	1,900.74	38.01	12,000.00
4137 Parts & Supplies -Bldg & Decks	178.98	1,250.00	1,071.02	85.68	12,755.39	6,250.00	-6,505.39	-104.0	15,000.00
4138 Parts & Supplies- Electrical	495.26	2,181.42	1,686.16	77.30	5,037.46	10,907.10	5,869.64	53.81	26,177.00
4139 Parts & Supplies- AC	0.00	666.67	666.67	100.0	104.28	3,333.35	3,229.07	96.87	8,000.00
4140 Parts & Supplies-Tools, Equipm	2,353.17	1,666.67	-686.50	-41.19	11,578.37	8,333.35	-3,245.02	-38.94	20,000.00
4141 Parts & Supplies-FOB	0.00	208.33	208.33	100.0	1,626.03	1,041.65	-584.38	-56.10	2,500.00
4142 Parts & Supplies-Transponder	-416.60	1,083.33	1,499.93	138.4	-136.60	5,416.65	5,553.25	102.5	13,000.00
4143 Parts & Supplies- Doors	0.00	750.00	750.00	100.0	2,125.36	3,750.00	1,624.64	43.32	9,000.00
Total Parts & Supplies- Commo	3,581.73	12,298.08	8,716.35	70.88	40,330.89	61,490.40	21,159.51	34.41	147,577.00
4163 R&M Labor Contract - Electrical	0.00	666.67	666.67	100.0	0.00	3,333.35	3,333.35	100.0	8,000.00
4165 R&M Labor Contract - Gate & A	127.20	500.00	372.80	74.56	7,899.83	2,500.00	-5,399.83	-215.9	6,000.00
4166 R&M Labor Contract - FOB	0.00	250.00	250.00	100.0	1,468.95	1,250.00	-218.95	-17.52	3,000.00
4168 R&M Labor Contract - Water D	0.00	666.67	666.67	100.0	0.00	3,333.35	3,333.35	100.0	8,000.00
4170 R&M Labor- Doors	0.00	583.33	583.33	100.0	0.00	2,916.65	2,916.65	100.0	7,000.00
4171 R&M Labor Contract - Fire Spri	0.00	666.67	666.67	100.0	3,612.93	3,333.35	-279.58	-8.39	8,000.00
4173 R&M Labor Contract - AC	0.00	1,666.67	1,666.67	100.0	1,667.37	8,333.35	6,665.98	79.99	20,000.00
4175 R&M Labor Contract - Equipme	0.00	291.67	291.67	100.0	522.30	1,458.35	936.05	64.19	3,500.00
4177 R&M Labor Contract - Plumbing	1,200.00	3,583.33	2,383.33	66.51	5,137.00	17,916.65	12,779.65	71.33	43,000.00
4179 R&M Labor Contract - Structura	-2,600.00	208.33	2,808.33	1,348.	-2,600.00	1,041.65	3,641.65	349.6	2,500.00
4181 R&M Labor Contract - Misc	0.00	750.00	750.00	100.0	-3,270.01	3,750.00	7,020.01	187.2	9,000.00
4197 Discounts Earned	-36.00	-39.58	-3.58	-9.04	-84.00	-197.90	-113.90	-57.55	-475.00
Total Outside Contractors(Labor	-726.01	16,877.11	17,603.12	104.3	23,993.71	88,135.55	64,141.84	72.78	210,025.00
TOTAL BUILDING MAINTENANCE	2,855.72	29,175.19	26,319.47	90.21	64,324.60	149,625.95	85,301.35	57.01	357,602.00
FIXED CONTRACTS									
4203 Chillers Contract	2,328.75	2,416.67	87.92	3.64	11,643.75	12,083.35	439.60	3.64	29,000.00
4205 Elevator Contract	1,548.36	2,333.33	784.97	33.64	7,942.62	11,666.65	3,724.03	31.92	28,000.00
4207 Copier/Rental - (was 4041)	0.00	266.67	266.67	100.0	1,059.32	1,333.35	274.03	20.55	3,200.00
4209 Fire Alarm	0.00	458.33	458.33	100.0	1,314.14	2,291.65	977.51	42.66	5,500.00
4210 Housekeeping Contract	13,998.00	15,000.00	1,002.00	6.68	69,990.00	75,000.00	5,010.00	6.68	180,000.00
4211 Housekeeping Contract-OT	0.00	100.00	100.00	100.0	0.00	500.00	500.00	100.0	1,200.00
4215 Landscaping Contract	1,886.00	1,916.67	30.67	1.60	6,402.00	9,583.35	3,181.35	33.20	23,000.00
4220 Pest Control	4,925.00	541.67	-4,383.33	-809.2	6,992.80	2,708.35	-4,284.45	-158.1	6,500.00
4223 Pest Control Landscaping	0.00	166.67	166.67	100.0	0.00	833.35	833.35	100.0	2,000.00
4225 Security Contract	27,103.67	30,833.33	3,729.66	12.10	144,061.58	154,166.65	10,105.07	6.55	370,000.00
4226 Security Contract-OT	1,435.50	1,666.67	231.17	13.87	8,260.50	8,333.35	72.85	0.87	20,000.00
4229 Valet Contract	11,200.00	12,166.67	966.67	7.95	56,006.25	60,833.35	4,827.10	7.93	146,000.00
4230 Waste Removal Contract	7,817.56	2,500.00	-5,317.56	-212.7	24,711.08	12,500.00	-12,211.08	-97.69	30,000.00
4231 Water Treatment Contract	340.00	354.17	14.17	4.00	1,700.00	1,770.85	70.85	4.00	4,250.00
4233 Window Contract	0.00	583.33	583.33	100.0	0.00	2,916.65	2,916.65	100.0	7,000.00
TOTAL FIXED CONTRACTS	72,582.84	71,304.18	-1,278.66	-1.79	340,084.04	356,520.90	16,436.86	4.61	855,650.00
OPERATIONAL CAPITAL IMPROVE									
4321 Repair Concrete on Building W	0.00	333.33	333.33	100.0	0.00	1,666.65	1,666.65	100.0	4,000.00
4325 Board Contingency Funds- Mis	13,854.15	36,995.00	23,140.85	62.55	122,140.28	184,975.00	62,834.72	33.97	443,940.00
4327 Sauna Repair	0.00	16.67	16.67	100.0	0.00	83.35	83.35	100.0	200.00
4331 Roof Repair	0.00	416.67	416.67	100.0	0.00	2,083.35	2,083.35	100.0	5,000.00
4335 Board Contengency-Misc. Proje	18,409.18	26,488.17	8,078.99	30.50	18,409.18	132,440.85	114,031.67	86.10	317,858.00
TOTAL OPERATIONAL CAPITAL I	32,263.33	64,249.84	31,986.51	49.78	140,549.46	321,249.20	180,699.74	56.25	770,998.00
UTILITIES									
4405 Cable	15,560.94	15,500.00	-60.94	-0.39	88,067.94	77,500.00	-10,567.94	-13.64	186,000.00
4410 Electricity	22,864.93	21,166.67	-1,698.26	-8.02	140,052.39	105,833.35	-34,219.04	-32.33	254,000.00
4415 Gas Bulk	1,472.60	1,933.33	460.73	23.83	7,657.17	9,666.65	2,009.48	20.79	23,200.00
4416 Gas Teco	923.31	1,333.33	410.02	30.75	4,384.57	6,666.65	2,282.08	34.23	16,000.00
4420 Telephone	370.68	500.00	129.32	25.86	2,297.86	2,500.00	202.14	8.09	6,000.00
4425 Water & Sewer	33,853.20	31,000.00	-2,853.20	-9.20	164,144.48	155,000.00	-9,144.48	-5.90	372,000.00
TOTAL UTILITIES	75,045.66	71,433.33	-3,612.33	-5.06	406,604.41	357,166.65	-49,437.76	-13.84	857,200.00
PAYROLL, TAXES, BENEFITS									
5003 Workmen's Comp	2,371.79	1,083.33	-1,288.46	-118.9	13,269.32	5,416.65	-7,852.67	-144.9	13,000.00
5010 P/R Administration/Office	13,196.62	20,666.67	7,470.05	36.15	71,965.98	103,333.35	31,367.37	30.36	248,000.00
5025 P/R Maintenance	32,291.69	37,060.00	4,768.31	12.87	180,904.01	185,300.00	4,395.99	2.37	444,720.00
5032 P/R Pool	2,703.65	4,400.00	1,696.35	38.55	15,562.02	22,000.00	6,437.98	29.26	52,800.00
6000 Employee Health	6,267.05	5,666.67	-600.38	-10.59	30,996.59	28,333.35	-2,663.24	-9.40	68,000.00
6005 Holiday Gift Fund	0.00	1,083.33	1,083.33	100.0	8,006.18	5,416.65	-2,589.53	-47.81	13,000.00
6007 Special Events Fund	-29.63	500.00	529.63	105.9	2,147.85	2,500.00	352.15	14.09	6,000.00
6010 P/R Tax - Fica	2,888.52	3,875.00	986.48	25.46	15,984.92	19,375.00	3,390.08	17.50	46,500.00

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6020 P/R Tax Medicare	675.52	900.00	224.48	24.94	3,744.56	4,500.00	755.44	16.79	10,800.00
6040 P/R Tax Suta	546.69	700.00	153.31	21.90	1,528.28	3,500.00	1,971.72	56.33	8,400.00
TOTAL PAYROLL, TAXES, BENEF	60,911.90	75,935.00	15,023.10	19.78	344,109.71	379,675.00	35,565.29	9.37	911,220.00
LOAN & INS. INTEREST EXPENSE									
6200 BOA-Revolving Loan Interest	0.00	5,000.00	5,000.00	100.0	806.95	10,000.00	9,193.05	91.93	20,000.00
6201 Bank of America Loan-Interest	53,529.73	182,781.25	129,251.52	70.71	107,329.28	365,562.50	258,233.22	70.64	731,125.00
6202 Insurance Interest Expense	537.27	750.00	212.73	28.36	2,686.35	3,750.00	1,063.65	28.36	9,000.00
TOTAL INTEREST EXPENSE	54,067.00	188,531.25	134,464.25	71.32	110,822.58	379,312.50	268,489.92	70.78	760,125.00
TOTAL EXPENSES	360,209.80	565,885.05	205,675.25	36.35	1,727,282.98	2,298,061.50	570,778.52	24.84	5,329,130.00
NET INCOME	<u>-347,419.23</u>	<u>-518,635.89</u>	<u>171,216.66</u>	<u>33.01</u>	<u>847,440.71</u>	<u>337,254.30</u>	<u>510,186.41</u>	<u>151.2</u>	<u>0.00</u>
CAPITAL PROJECTS BUDGET-SPE									
9993 S/A - Elevator & Cameras	1,000.01	0.00	-1,000.01	0	8,180.80	0.00	-8,180.80	0	0.00