



Monthly Report

To: Overlook Board of Directors
From: WEB Properties, Inc.
Date: August 31, 2019
Re: Overlook HOA Operating Statements, August 2019

To All,

Enclosed you will find the August 2019 monthly statement and financial reports for the Overlook Home Owners Association.

Income

In August, we collected \$11,103.47 in Total Income, which is \$2,853.47 above the budget estimate of \$8,250.00. Year-To-Date we have collected \$81,687.49 in Total Income, which is \$13,025.51 below the budget estimate of \$94,713.00.

Account Balances

As of August 31, the balance of each account is as follows:

| | |
|----------------------------|-------------|
| Overlook Operating Account | \$34,220.17 |
| Overlook Reserve Account | \$35,401.41 |
| Overlook Savings Account | \$15,069.01 |
| Total | \$84,690.59 |

Delinquencies

For the month of August, there is \$14,691.79 in Outstanding Homeowner Dues, Late Fees, Interest, Lien Filing Fees and CC&R Violations. This is made up of 26 homeowners. The attached report provides a more detailed reference for your review.

Prepays

In August, there was \$3,338.02 in Prepays from 14 homeowners. The attached report provides a more detailed reference for your review.

Expenses

In August, Total Expenses were \$37,805.98, which is \$29,947.98 above the budget estimate of \$7,858.00. Year-To-Date Total Expenses are \$82,260.56 which is \$4,855.56 above the budget estimate of \$77,405.00. These variances are primarily attributable to contracting for the upper and lower Bolan street repairs.

CC&R Notices

We sent out the following CC&R Violation and Thank You Letters in August.

| CC&R Violation Notices | |
|-----------------------------------|----------|
| 1st Notice | 4 |
| 2nd Notice | 3 |
| 1st Fine | 1 |
| 2nd Fine | 0 |
| 3 or More Fines | 0 |
| Landscape Letter | 0 |
| Total | 8 |

Management Issues

The Overlook HOA Board managed communication and contracting for the upper and lower Bolan street repairs. WEB Properties made initial and final payments to the contractor (Dundee) once approval was given.

The board advised WEB Properties of certain property owners who needed notification to maintain their hillsides and letters were sent.

The owner of 501 W Bolan called inquiring about reimbursement for water costs that supply irrigation to the park across the street from their home. WEB researched and discovered the homeowner declined in the past to sign a Utility Agreement whereby the HOA is granted an easement for water usage in exchange for bi-annual reimbursements of \$300 each. The board offered to contact the homeowner to discuss their concerns. Meantime, the payment of \$300 was delivered.

Together with the enclosed reports, this should bring you up to date on the status of the Overlook Homeowners Association for the month of August 2019. If there is anything else, we can do to be of assistance, please feel free to call or email us.

Sincerely,

WEB Properties, Inc.

A handwritten signature in blue ink that reads "Ronald W. White". The signature is written in a cursive style with a large initial 'R'.

Ronald W. White
Property Manager

Cash Flow MTD Comparison

Properties: Anton Court, Bolan - Lower West, Bolan - Upper West, Bolan Avenue, Jordan Lane, Lincoln Way, Menaul Court, Overlook HOA, W Willapa, Willapa Court, Z - Vacant Lot

01/01/19 - 08/31/19 (cash basis)

| | Month to Date | | 01/01/19 - 08/31/19 | |
|--|---------------------|----------------|---------------------|----------------|
| | 08/01/19 - 08/31/19 | % Income | 01/01/19 - 08/31/19 | % Income |
| OPERATING ACTIVITIES | | | | |
| INCOME | | | | |
| 4100 INCOME | | | | |
| 4101 HOA DUES | | | | |
| 2201 Prepays | 844.71 | 7.61 % | 1,920.95 | 2.35 % |
| 4101 Other HOA DUES | 3,673.15 | 33.08 % | 40,529.48 | 49.62 % |
| 4101 Total HOA DUES | 4,517.86 | 40.69 % | 42,450.43 | 51.97 % |
| 4102 JORDAN LANE FEES | | | | |
| 4104 JL - Snow Removal | 15.00 | 0.14 % | 90.00 | 0.11 % |
| 4105 JL - Upgrade Lrgr Trash Can | 26.88 | 0.24 % | 67.20 | 0.08 % |
| 4106 JL - Utility Fees | 2,425.00 | 21.84 % | 9,273.95 | 11.35 % |
| 4116 JL - Private Dr Res Assessment | 127.52 | 1.15 % | 394.21 | 0.48 % |
| 4121 JL - PUD Res Assessment | 422.50 | 3.81 % | 2,080.00 | 2.55 % |
| 4126 JL - Private Dr Snow Removal | 300.00 | 2.70 % | 1,110.00 | 1.36 % |
| 4102 Total JORDAN LANE FEES | 3,316.90 | 29.87 % | 13,015.36 | 15.93 % |
| 4107 LOWER WEST BOLAN FEES | | | | |
| 4108 LWB - Snow Removal | 90.00 | 0.81 % | 1,046.01 | 1.28 % |
| 4118 LWB - Private Dr Res Assessment | 85.00 | 0.77 % | 1,324.00 | 1.62 % |
| 4107 Total LOWER WEST BOLAN FEES | 175.00 | 1.58 % | 2,370.01 | 2.90 % |
| 4109 MENAUL COURT FEES | | | | |
| 4112 MC - Utility Fees | 1,484.60 | 13.37 % | 8,423.35 | 10.31 % |
| 4115 MC - Snow Removal | 165.00 | 1.49 % | 780.77 | 0.96 % |
| 4119 MC - Lift Station Res Assessments | 200.03 | 1.80 % | 1,503.49 | 1.84 % |
| 4122 MC - PUD Res Assessment | 193.76 | 1.75 % | 1,478.75 | 1.81 % |
| 4109 Total MENAUL COURT FEES | 2,043.39 | 18.40 % | 12,186.36 | 14.92 % |
| 4113 UPPER WEST BOLAN FEES | | | | |
| 4114 UWB - Snow Removal | 90.00 | 0.81 % | 810.00 | 0.99 % |
| 4120 UWB - Private Dr Res Assessment | 58.75 | 0.53 % | 1,121.25 | 1.37 % |
| 4113 Total UPPER WEST BOLAN FEES | 148.75 | 1.34 % | 1,931.25 | 2.36 % |
| 4123 ANTON COURT FEES | | | | |
| 4124 AC - Private Dr Res Assessment | 127.50 | 1.15 % | 552.46 | 0.68 % |
| 4123 Total ANTON COURT FEES | 127.50 | 1.15 % | 552.46 | 0.68 % |
| 4150 CA RESERVE ASSESSMENTS | | | | |
| 4151 Com Area Res Assessment | 593.75 | 5.35 % | 6,554.61 | 8.02 % |
| 4150 Total CA RESERVE ASSESSMENTS | 593.75 | 5.35 % | 6,554.61 | 8.02 % |
| 4100 Total INCOME | 10,923.15 | 98.38 % | 79,060.48 | 96.78 % |
| 4200 OTHER PROPERTY INCOME | | | | |
| 4201 Late Fees & Interest | 180.32 | 1.62 % | 2,627.01 | 3.22 % |
| 4200 Total OTHER PROPERTY INCOME | 180.32 | 1.62 % | 2,627.01 | 3.22 % |
| TOTAL INCOME | 11,103.47 | 100.02% | 81,687.49 | 100.00% |
| EXPENSE | | | | |
| 5000 EXPENSES | | | | |
| 5001 MAINTENANCE EXPENSES | | | | |
| 5009 Locks & Keys | 0.00 | 0.00 % | -33.69 | -0.04 % |
| 5022 Maintenance Miscellaneous | -78.66 | -0.71 % | -173.48 | -0.21 % |
| 5023 Maintenance Engineer | -21.45 | -0.19 % | -829.82 | -1.02 % |
| 5024 Travel Reimbursement | 0.00 | 0.00 % | -12.92 | -0.02 % |
| 5001 Total MAINTENANCE EXPENSES | -100.11 | -0.90 % | -1,049.91 | -1.29 % |
| 5100 LANDSCAPING | | | | |
| 5101 Lawn Mowing | -1,213.27 | -10.93 % | -3,301.80 | -4.04 % |
| 5102 Sprinkler Materials | -444.27 | -4.00 % | -658.78 | -0.81 % |
| 5103 Pruning | -424.80 | -3.83 % | -424.80 | -0.52 % |
| 5105 Spray/Fertilization | -506.38 | -4.56 % | -956.38 | -1.17 % |
| 5108 Common Area Weed Control | -272.25 | -2.45 % | -272.25 | -0.33 % |
| 5110 Landscaping Other | -1,198.90 | -10.80 % | -1,896.89 | -2.32 % |

| | | | | |
|--|-------------------|------------------|-------------------|-----------------|
| 5100 Total LANDSCAPING | -4,059.87 | -36.56 % | -7,510.90 | -9.19 % |
| 5150 STREETS & SIDEWALKS | | | | |
| 5156 Street Repair Contract | -27,279.60 | -245.69 % | -27,279.60 | -33.40 % |
| 5157 Parking Other | 0.00 | 0.00 % | -5.44 | -0.01 % |
| 5158 JL Snow Removal | 0.00 | 0.00 % | -2,632.96 | -3.22 % |
| 5150 Total STREETS & SIDEWALKS | -27,279.60 | -245.69 % | -29,918.00 | -36.62 % |
| 5300 UTILITIES | | | | |
| 5301 Common Area Electric | -53.35 | -0.48 % | -477.13 | -0.58 % |
| 5304 Water | -1,031.05 | -9.29 % | -1,943.95 | -2.38 % |
| 5305 Sewer | 0.00 | 0.00 % | -389.32 | -0.48 % |
| 5309 Jordan Lane Utilities | -2,205.78 | -19.87 % | -15,102.46 | -18.49 % |
| 5310 Menaul Ct Utilities | -1,724.22 | -15.53 % | -10,873.40 | -13.31 % |
| 5300 Total UTILITIES | -5,014.40 | -45.16 % | -28,786.26 | -35.24 % |
| 5400 TAX & LICENSES | | | | |
| 5405 Lien Filling Fee | 0.00 | 0.00 % | -302.00 | -0.37 % |
| 5400 Total TAX & LICENSES | 0.00 | 0.00 % | -302.00 | -0.37 % |
| 5600 ADMINISTRATIVE | | | | |
| 5601 Property Management Fee | -1,000.00 | -9.01 % | -8,250.00 | -10.10 % |
| 5602 Legal Fees | 0.00 | 0.00 % | -3,312.50 | -4.06 % |
| 5603 Accounting Fees | -37.00 | -0.33 % | -582.00 | -0.71 % |
| 5605 Meeting Expenses | 0.00 | 0.00 % | -100.00 | -0.12 % |
| 5607 Qualchan HOA Monthly Fee | -315.00 | -2.84 % | -1,102.50 | -1.35 % |
| 5610 Other Admin Exp | 0.00 | 0.00 % | -1,637.23 | -2.00 % |
| 5600 Total ADMINISTRATIVE | -1,352.00 | -12.18 % | -14,984.23 | -18.34 % |
| 5650 INSURANCE | | | | |
| 5651 Liability & Multi-Peril | 0.00 | 0.00 % | 397.20 | 0.49 % |
| 5650 Total INSURANCE | 0.00 | 0.00 % | 397.20 | 0.49 % |
| 5700 OFFICE | | | | |
| 5702 Mail/Postage | 0.00 | 0.00 % | -29.36 | -0.04 % |
| 5703 Copies/Reproductions | 0.00 | 0.00 % | -77.10 | -0.09 % |
| 5700 Total OFFICE | 0.00 | 0.00 % | -106.46 | -0.13 % |
| 5000 Total EXPENSES | -37,805.98 | -340.49 % | -82,260.56 | -100.70 % |
| TOTAL EXPENSE | -37,805.98 | -340.51% | -82,260.56 | -100.70% |
| NON OPERATING EXPENSE | | | | |
| 6000 NON-OPERATING EXPENSES | | | | |
| 6002 Funds Transf. to Res. from Oper. | -1,724.64 | -15.53 % | -14,089.21 | -17.25 % |
| 6000 Total NON-OPERATING EXPENSES | -1,724.64 | -15.53 % | -14,089.21 | -17.25 % |
| TOTAL NON OPERATING EXPENSE | -1,724.64 | -15.53% | -14,089.21 | -17.25% |
| Net Income | -28,427.15 | -256.02 % | -14,662.28 | -17.95 % |
| Net cash provided by Operating Activities | -28,427.15 | | -14,662.28 | |
| Net cash increase for period | -28,427.15 | | -14,662.28 | |
| Cash at beginning of period | 63,103.26 | | 49,338.39 | |
| Cash at end of period | 34,676.11 | | 34,676.11 | |

Budget Comparison

Properties: Anton Court, Bolan - Lower West, Bolan - Upper West, Bolan Avenue, Jordan Lane, Lincoln Way, Menaul Court, Overlook HOA, W Willapa, Willapa Court, Z - Vacant Lot

Comparison Periods: 08/01/19 - 08/31/19 and 01/01/19 - 08/31/19 (cash basis)

| | Actual 08/01/19 - 08/31/19 | Budget 08/19 - 08/19 | \$ Change | % Change | Actual YTD 01/01/19 - 08/31/19 | Budget YTD 01/19 - 08/19 | \$ Change | % Change |
|---------------------------------------|-------------------------------|-------------------------|-----------|----------|-----------------------------------|-----------------------------|-----------|----------|
| INCOME | | | | | | | | |
| 4100 INCOME | | | | | | | | |
| 4101 HOA DUES | | | | | | | | |
| 2201 Prepays | 844.71 | 0.00 | 844.71 | | 1,920.95 | 0.00 | 1,920.95 | |
| 4101 Other HOA DUES | 3,673.15 | 2,500.00 | 1,173.15 | 46.9 % | 40,529.48 | 47,300.00 | -6,770.52 | -14.3 % |
| 4101 Total HOA DUES | 4,517.86 | 2,500.00 | 2,017.86 | 80.7 % | 42,450.43 | 47,300.00 | -4,849.57 | -10.3 % |
| 4102 JORDAN LANE FEES | | | | | | | | |
| 4104 JL - Snow Removal | 15.00 | 0.00 | 15.00 | | 90.00 | 0.00 | 90.00 | |
| 4105 JL - Upgrade Lrgr Trash Can | 26.88 | 0.00 | 26.88 | | 67.20 | 0.00 | 67.20 | |
| 4106 JL - Utility Fees | 2,425.00 | 2,000.00 | 425.00 | 21.2 % | 9,273.95 | 16,880.00 | -7,606.05 | -45.1 % |
| 4116 JL - Private Dr Res Assessment | 127.52 | 0.00 | 127.52 | | 394.21 | 510.00 | -115.79 | -22.7 % |
| 4121 JL - PUD Res Assessment | 422.50 | 300.00 | 122.50 | 40.8 % | 2,080.00 | 2,047.50 | 32.50 | 1.6 % |
| 4126 JL - Private Dr Snow Removal | 300.00 | 0.00 | 300.00 | | 1,110.00 | 0.00 | 1,110.00 | |
| 4102 Total JORDAN LANE FEES | 3,316.90 | 2,300.00 | 1,016.90 | 44.2 % | 13,015.36 | 19,437.50 | -6,422.14 | -33.0 % |
| 4107 LOWER WEST BOLAN FEES | | | | | | | | |
| 4108 LWB - Snow Removal | 90.00 | 0.00 | 90.00 | | 1,046.01 | 0.00 | 1,046.01 | |
| 4118 LWB - Private Dr Res Assessment | 85.00 | 200.00 | -115.00 | -57.5 % | 1,324.00 | 1,402.50 | -78.50 | -5.6 % |
| 4107 Total LOWER WEST BOLAN FEES | 175.00 | 200.00 | -25.00 | -12.5 % | 2,370.01 | 1,402.50 | 967.51 | 69.0 % |
| 4109 MENAUL COURT FEES | | | | | | | | |
| 4112 MC - Utility Fees | 1,484.60 | 1,500.00 | -15.40 | -1.0 % | 8,423.35 | 13,900.00 | -5,476.65 | -39.4 % |
| 4115 MC - Snow Removal | 165.00 | 0.00 | 165.00 | | 780.77 | 0.00 | 780.77 | |
| 4119 MC - Lift Station Res Assessment | 200.03 | 250.00 | -49.97 | -20.0 % | 1,503.49 | 1,650.00 | -146.51 | -8.9 % |
| 4122 MC - PUD Res Assessment | 193.76 | 200.00 | -6.24 | -3.1 % | 1,478.75 | 1,608.00 | -129.25 | -8.0 % |
| 4109 Total MENAUL COURT FEES | 2,043.39 | 1,950.00 | 93.39 | 4.8 % | 12,186.36 | 17,158.00 | -4,971.64 | -29.0 % |
| 4113 UPPER WEST BOLAN FEES | | | | | | | | |
| 4114 UWB - Snow Removal | 90.00 | 0.00 | 90.00 | | 810.00 | 0.00 | 810.00 | |
| 4120 UWB - Private Dr Res Assessment | 58.75 | 200.00 | -141.25 | -70.6 % | 1,121.25 | 1,275.00 | -153.75 | -12.1 % |
| 4113 Total UPPER WEST BOLAN FEES | 148.75 | 200.00 | -51.25 | -25.6 % | 1,931.25 | 1,275.00 | 656.25 | 51.5 % |
| 4123 ANTON COURT FEES | | | | | | | | |
| 4124 AC - Private Dr Res Assessment | 127.50 | 100.00 | 27.50 | 27.5 % | 552.46 | 765.00 | -212.54 | -27.8 % |
| 4123 Total ANTON COURT FEES | 127.50 | 100.00 | 27.50 | 27.5 % | 552.46 | 765.00 | -212.54 | -27.8 % |
| 4150 CA RESERVE ASSESSMENTS | | | | | | | | |
| 4151 Com Area Res Assessment | 593.75 | 1,000.00 | -406.25 | -40.6 % | 6,554.61 | 7,375.00 | -820.39 | -11.1 % |
| 4150 Total CA RESERVE ASSESSMENTS | 593.75 | 1,000.00 | -406.25 | -40.6 % | 6,554.61 | 7,375.00 | -820.39 | -11.1 % |

| | Actual 08/01/19 - 08/31/19 | Budget 08/19 - 08/19 | \$ Change | % Change | Actual YTD 01/01/19 - 08/31/19 | Budget YTD 01/19 - 08/19 | \$ Change | % Change |
|----------------------------------|-------------------------------|-------------------------|-----------------|---------------|-----------------------------------|-----------------------------|-------------------|----------------|
| 4100 Total INCOME | 10,923.15 | 8,250.00 | 2,673.15 | 32.4 % | 79,060.48 | 94,713.00 | -15,652.52 | -16.5 % |
| 4200 OTHER PROPERTY INCOME | | | | | | | | |
| 4201 Late Fees & Interest | 180.32 | 0.00 | 180.32 | | 2,627.01 | 0.00 | 2,627.01 | |
| 4200 Total OTHER PROPERTY INCOME | 180.32 | 0.00 | 180.32 | | 2,627.01 | 0.00 | 2,627.01 | |
| TOTAL INCOME | 11,103.47 | 8,250.00 | 2,853.47 | 34.6 % | 81,687.49 | 94,713.00 | -13,025.51 | -13.8 % |
| EXPENSE | | | | | | | | |
| 5000 EXPENSES | | | | | | | | |
| 5001 MAINTENANCE EXPENSES | | | | | | | | |
| 5005 Plumbing Contract | 0.00 | 0.00 | 0.00 | | 0.00 | 365.00 | -365.00 | -100.0 % |
| 5009 Locks & Keys | 0.00 | 0.00 | 0.00 | | 33.69 | 0.00 | 33.69 | |
| 5022 Maintenance Miscellaneous | 78.66 | 0.00 | 78.66 | | 173.48 | 0.00 | 173.48 | |
| 5023 Maintenance Engineer | 21.45 | 150.00 | -128.55 | -85.7 % | 829.82 | 1,200.00 | -370.18 | -30.8 % |
| 5024 Travel Reimbursement | 0.00 | 0.00 | 0.00 | | 12.92 | 0.00 | 12.92 | |
| 5001 Total MAINTENANCE EXPENSE | 100.11 | 150.00 | -49.89 | -33.3 % | 1,049.91 | 1,565.00 | -515.09 | -32.9 % |
| 5100 LANDSCAPING | | | | | | | | |
| 5101 Lawn Mowing | 1,213.27 | 840.00 | 373.27 | 44.4 % | 3,301.80 | 2,920.00 | 381.80 | 13.1 % |
| 5102 Sprinkler Materials | 444.27 | 140.00 | 304.27 | 217.3 % | 658.78 | 560.00 | 98.78 | 17.6 % |
| 5103 Pruning | 424.80 | 0.00 | 424.80 | | 424.80 | 0.00 | 424.80 | |
| 5104 New Plants | 0.00 | 950.00 | -950.00 | -100.0 % | 0.00 | 950.00 | -950.00 | -100.0 % |
| 5105 Spray/Fertilization | 506.38 | 0.00 | 506.38 | | 956.38 | 400.00 | 556.38 | 139.1 % |
| 5108 Common Area Weed Control | 272.25 | 0.00 | 272.25 | | 2,227.25 | 2,500.00 | -2,227.75 | -89.1 % |
| 5110 Landscaping Other | 1,198.90 | 0.00 | 1,198.90 | | 1,896.89 | 0.00 | 1,896.89 | |
| 5100 Total LANDSCAPING | 4,059.87 | 1,930.00 | 2,129.87 | 110.4 % | 7,510.90 | 7,330.00 | 180.90 | 2.5 % |
| 5150 STREETS & SIDEWALKS | | | | | | | | |
| 5153 Snow Removal CA Sidewalks | 0.00 | 0.00 | 0.00 | | 0.00 | 1,845.00 | -1,845.00 | -100.0 % |
| 5156 Street Repair Contract | 27,279.60 | 0.00 | 27,279.60 | | 27,279.60 | 0.00 | 27,279.60 | |
| 5157 Parking Other | 0.00 | 0.00 | 0.00 | | 5.44 | 0.00 | 5.44 | |
| 5158 JL Snow Removal | 0.00 | 0.00 | 0.00 | | 2,632.96 | 2,700.00 | -67.04 | -2.5 % |
| 5159 LWB Snow Removal | 0.00 | 0.00 | 0.00 | | 0.00 | 2,351.00 | -2,351.00 | -100.0 % |
| 5160 UWB Snow Removal | 0.00 | 0.00 | 0.00 | | 0.00 | 2,445.00 | -2,445.00 | -100.0 % |
| 5161 MC Snow Removal | 0.00 | 0.00 | 0.00 | | 0.00 | 1,966.00 | -1,966.00 | -100.0 % |
| 5162 AC Snow Removal | 0.00 | 0.00 | 0.00 | | 0.00 | 2,052.00 | -2,052.00 | -100.0 % |
| 5163 JL Private Dr Snow Removal | 0.00 | 0.00 | 0.00 | | 0.00 | 2,575.00 | -2,575.00 | -100.0 % |
| 5150 Total STREETS & SIDEWALKS | 27,279.60 | 0.00 | 27,279.60 | | 29,918.00 | 15,934.00 | 13,984.00 | 87.8 % |
| 5300 UTILITIES | | | | | | | | |
| 5301 Common Area Electric | 53.35 | 0.00 | 53.35 | | 477.13 | 0.00 | 477.13 | |
| 5304 Water | 1,031.05 | 200.00 | 831.05 | 415.5 % | 1,943.95 | 1,400.00 | 543.95 | 38.9 % |
| 5305 Sewer | 0.00 | 0.00 | 0.00 | | 389.32 | 800.00 | -410.68 | -51.3 % |
| 5309 Jordan Lane Utilities | 2,205.78 | 2,400.00 | -194.22 | -8.1 % | 15,102.46 | 17,000.00 | -1,897.54 | -11.2 % |
| 5310 Menaul Ct Utilities | 1,724.22 | 2,000.00 | -275.78 | -13.8 % | 10,873.40 | 13,602.00 | -2,728.60 | -20.1 % |

| | Actual 08/01/19 - 08/31/19 | Budget 08/19 - 08/19 | \$ Change | % Change | Actual YTD 01/01/19 - 08/31/19 | Budget YTD 01/19 - 08/19 | \$ Change | % Change |
|---------------------------------------|-------------------------------|-------------------------|-------------------|-------------------|-----------------------------------|-----------------------------|-------------------|-------------------|
| 5300 Total UTILITIES | 5,014.40 | 4,600.00 | 414.40 | 9.0 % | 28,786.26 | 32,802.00 | -4,015.74 | -12.2 % |
| 5400 TAX & LICENSES | | | | | | | | |
| 5405 Lien Filling Fee | 0.00 | 0.00 | 0.00 | | 302.00 | 0.00 | 302.00 | |
| 5400 Total TAX & LICENSES | 0.00 | 0.00 | 0.00 | | 302.00 | 0.00 | 302.00 | |
| 5600 ADMINISTRATIVE | | | | | | | | |
| 5601 Property Management Fee | 1,000.00 | 1,000.00 | 0.00 | 0.0 % | 8,250.00 | 8,000.00 | 250.00 | 3.1 % |
| 5602 Legal Fees | 0.00 | 0.00 | 0.00 | | 3,312.50 | 0.00 | 3,312.50 | |
| 5603 Accounting Fees | 37.00 | 20.00 | 17.00 | 85.0 % | 582.00 | 560.00 | 22.00 | 3.9 % |
| 5605 Meeting Expenses | 0.00 | 0.00 | 0.00 | | 100.00 | 0.00 | 100.00 | |
| 5606 Audit | 0.00 | 0.00 | 0.00 | | 0.00 | 7,000.00 | -7,000.00 | -100.0 % |
| 5607 Qualchan HOA Monthly Fee | 315.00 | 158.00 | 157.00 | 99.4 % | 1,102.50 | 1,264.00 | -161.50 | -12.8 % |
| 5610 Other Admin Exp | 0.00 | 0.00 | 0.00 | | 1,637.23 | 0.00 | 1,637.23 | |
| 5600 Total ADMINISTRATIVE | 1,352.00 | 1,178.00 | 174.00 | 14.8 % | 14,984.23 | 16,824.00 | -1,839.77 | -10.9 % |
| 5650 INSURANCE | | | | | | | | |
| 5651 Liability & Multi-Peril | 0.00 | 0.00 | 0.00 | | -397.20 | 1,350.00 | -1,747.20 | -129.4 % |
| 5652 Board of Directors Ins | 0.00 | 0.00 | 0.00 | | 0.00 | 1,600.00 | -1,600.00 | -100.0 % |
| 5650 Total INSURANCE | 0.00 | 0.00 | 0.00 | | -397.20 | 2,950.00 | -3,347.20 | -113.5 % |
| 5700 OFFICE | | | | | | | | |
| 5702 Mail/Postage | 0.00 | 0.00 | 0.00 | | 29.36 | 0.00 | 29.36 | |
| 5703 Copies/Reproductions | 0.00 | 0.00 | 0.00 | | 77.10 | 0.00 | 77.10 | |
| 5700 Total OFFICE | 0.00 | 0.00 | 0.00 | | 106.46 | 0.00 | 106.46 | |
| 5000 Total EXPENSES | 37,805.98 | 7,858.00 | 29,947.98 | 381.1 % | 82,260.56 | 77,405.00 | 4,855.56 | 6.3 % |
| TOTAL EXPENSE | 37,805.98 | 7,858.00 | 29,947.98 | 381.1 % | 82,260.56 | 77,405.00 | 4,855.56 | 6.3 % |
| NOI | -26,702.51 | 392.00 | -27,094.51 | -6,911.9 % | -573.07 | 17,308.00 | -17,881.07 | -103.3 % |
| NON OPERATING EXPENSE | | | | | | | | |
| 6000 NON-OPERATING EXPENSES | | | | | | | | |
| 6002 Funds Transf. to Res. from Oper. | 1,724.64 | 2,150.00 | -425.36 | -19.8 % | 14,089.21 | 15,868.00 | -1,778.79 | -11.2 % |
| 6000 Total NON-OPERATING EXPENSE | 1,724.64 | 2,150.00 | -425.36 | -19.8 % | 14,089.21 | 15,868.00 | -1,778.79 | -11.2 % |
| TOTAL NON OPERATING EXPENSE | 1,724.64 | 2,150.00 | -425.36 | -19.8 % | 14,089.21 | 15,868.00 | -1,778.79 | -11.2 % |
| NET INCOME | -28,427.15 | -1,758.00 | -26,669.15 | -1,517.0 % | -14,662.28 | 1,440.00 | -16,102.28 | -1,118.2 % |

| | Actual 08/01/19 - 08/31/19 | Budget 08/19 - 08/19 | \$ Change | % Change | Actual YTD 01/01/19 - 08/31/19 | Budget YTD 01/19 - 08/19 | \$ Change | % Change |
|---------------------------|-------------------------------|-------------------------|-------------------|-------------------|-----------------------------------|-----------------------------|-------------------|-------------------|
| NET INCOME SUMMARY | | | | | | | | |
| Income | 11,103.47 | 8,250.00 | 2,853.47 | 34.6 % | 81,687.49 | 94,713.00 | -13,025.51 | -13.8 % |
| Expense | -37,805.98 | -7,858.00 | -29,947.98 | 381.1 % | -82,260.56 | -77,405.00 | -4,855.56 | 6.3 % |
| Other Income & Expense | 0.00 | 0.00 | 0.00 | | 0.00 | 0.00 | 0.00 | |
| Non Operating Expense | -1,724.64 | -2,150.00 | 425.36 | 19.8 % | -14,089.21 | -15,868.00 | 1,778.79 | 11.2 % |
| NET INCOME | -28,427.15 | -1,758.00 | -26,669.15 | -1,517.0 % | -14,662.28 | 1,440.00 | -16,102.28 | -1,118.2 % |