



# Monthly Report

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

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To All,

Enclosed you will find the October 2019 monthly statement and financial reports for the Overlook Homeowners Association.

## Income

In October, we collected \$19,546.80 in Total Income, which is \$5,514.20 below the budget estimate of \$25,061.00. Year-To-Date we have collected \$111,098.16 in Total Income, which is \$13,565.84 below the budget estimate of \$124,664.00.

## Account Balances

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

Overlook Operating Account	\$42,059.53
Overlook Reserve Account	\$39,627.75
Overlook Savings Account	\$15,086.93
Total	\$96,774.21

## Delinquencies

Through the month of October, there is \$20,683.17 in Outstanding Homeowner Dues, Late Fees, Interest, Lien Filing Fees and CC&R Violations. This is made up of 32 homeowners. The attached report provides a more detailed reference for your review. PLEASE NOTE: The delinquencies include those who haven't paid the Special Assessments of \$7,138.02 for the Upper and Lower Bolan roads, although they have until the end of December to pay.

**Prepays**

In October, there was \$2,956.05 in Prepays from 12 homeowners. The attached report provides a more detailed reference for your review.

**Expenses**

In October, Total Expenses were \$11,131.93, which is \$4,756.93 above the budget estimate of \$6,375.00. Year-To-Date Total Expenses are \$100,105.04 which is \$9,310.04 above the budget estimate of \$90,795.00. These are primarily attributable to the unbudgeted street repairs on Upper and Lower Bolan

**CC&R Notices**

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

<b>CC&amp;R Violation Notices</b>	
1st Notice	8
2nd Notice	5
1st Fine	0
2nd Fine	0
3 or More Fines	0
Landscape Letter	0
<b>Total</b>	<b>13</b>

**Management Issues**

The Board was looking into the cost of separating the water lines from 501 W Bolan that feed the irrigation to the park across the street. Please advise whether this has been determined.

We received a bid to remove two dead trees on Menaul Ct. at the entrance to the large swale. This was approved by the board and was completed in October.

The street repairs were successfully completed on Upper and Lower Bolan on October 1 and October 2 respectively. Homeowners were invoiced for their portion of the work and given through the end of December to pay.

The storm that hit Spokane on October 9 affected many trees in the Overlook HOA. We had our maintenance person, Paul, remove any that were in the common areas.

The common area sprinklers were blown out by the landscape vendor on October 11. There was confusion whether the park across from 501 W Bolan was complete, so the vendor double-checked both the home and the park were completed on October 30.

Together with the enclosed reports, this should bring you up to date on the status of the Overlook Homeowners Association for the month of October 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 - 10/31/19 (cash basis)

	Month to Date			
	10/01/19 - 10/31/19	% Income	01/01/19 - 10/31/19	% Income
<b>OPERATING ACTIVITIES</b>				
<b>INCOME</b>				
4100 INCOME				
4101 HOA DUES				
2201 Prepays	438.17	2.24 %	1,538.98	1.39 %
4101 Other HOA DUES	8,111.81	41.50 %	52,681.71	47.42 %
4101 Total HOA DUES	<u>8,549.98</u>	<u>43.74 %</u>	<u>54,220.69</u>	<u>48.80 %</u>
4102 JORDAN LANE FEES				
4104 JL - Snow Removal	15.00	0.08 %	120.00	0.11 %
4105 JL - Upgrade Lrgr Trash Can	13.44	0.07 %	94.08	0.08 %
4106 JL - Utility Fees	1,640.00	8.39 %	12,763.95	11.49 %
4116 JL - Private Dr Res Assessment	99.18	0.51 %	507.56	0.46 %
4121 JL - PUD Res Assessment	308.75	1.58 %	2,697.50	2.43 %
4126 JL - Private Dr Snow Removal	225.00	1.15 %	1,605.00	1.44 %
4102 Total JORDAN LANE FEES	<u>2,301.37</u>	<u>11.77 %</u>	<u>17,788.09</u>	<u>16.01 %</u>
4107 LOWER WEST BOLAN FEES				
4108 LWB - Snow Removal	180.00	0.92 %	1,406.01	1.27 %
4118 LWB - Private Dr Res Assessment	212.50	1.09 %	1,664.00	1.50 %
4127 LWB - Road Repair Special	1,698.48	8.69 %	2,078.11	1.87 %
4107 Total LOWER WEST BOLAN FEES	<u>2,090.98</u>	<u>10.70 %</u>	<u>5,148.12</u>	<u>4.63 %</u>
4109 MENAUL COURT FEES				
4112 MC - Utility Fees	1,796.63	9.19 %	11,707.38	10.54 %
4115 MC - Snow Removal	180.00	0.92 %	1,125.77	1.01 %
4119 MC - Lift Station Res Assessments	200.04	1.02 %	1,886.90	1.70 %
4122 MC - PUD Res Assessment	195.00	1.00 %	1,852.50	1.67 %
4109 Total MENAUL COURT FEES	<u>2,371.67</u>	<u>12.13 %</u>	<u>16,572.55</u>	<u>14.92 %</u>
4113 UPPER WEST BOLAN FEES				
4114 UWB - Snow Removal	315.00	1.61 %	1,305.00	1.17 %
4120 UWB - Private Dr Res Assessment	271.25	1.39 %	1,588.75	1.43 %
4128 UWB - Road Repair Special	2,073.40	10.61 %	2,369.60	2.13 %
4113 Total UPPER WEST BOLAN FEES	<u>2,659.65</u>	<u>13.61 %</u>	<u>5,263.35</u>	<u>4.74 %</u>
4123 ANTON COURT FEES				
4124 AC - Private Dr Res Assessment	82.50	0.42 %	677.46	0.61 %
4123 Total ANTON COURT FEES	<u>82.50</u>	<u>0.42 %</u>	<u>677.46</u>	<u>0.61 %</u>
4150 CA RESERVE ASSESSMENTS				
4151 Com Area Res Assessment	1,321.14	6.76 %	8,506.29	7.66 %
4150 Total CA RESERVE ASSESSMENTS	<u>1,321.14</u>	<u>6.76 %</u>	<u>8,506.29</u>	<u>7.66 %</u>
4100 Total INCOME	<u>19,377.29</u>	<u>99.13 %</u>	<u>108,176.55</u>	<u>97.37 %</u>
4200 OTHER PROPERTY INCOME				
4201 Late Fees & Interest	119.51	0.61 %	2,871.61	2.58 %
4208 CC&R Fines	50.00	0.26 %	50.00	0.05 %
4200 Total OTHER PROPERTY INCOME	<u>169.51</u>	<u>0.87 %</u>	<u>2,921.61</u>	<u>2.63 %</u>
<b>TOTAL INCOME</b>	<b>19,546.80</b>	<b>100.01%</b>	<b>111,098.16</b>	<b>100.01%</b>
<b>EXPENSE</b>				
5000 EXPENSES				
5001 MAINTENANCE EXPENSES				
5002 Repairs Materials	0.00	0.00 %	-60.93	-0.05 %
5004 Plumbing Materials	-810.15	-4.14 %	-810.15	-0.73 %
5005 Plumbing Contract	-261.36	-1.34 %	-672.11	-0.60 %
5009 Locks & Keys	0.00	0.00 %	-33.69	-0.03 %
5022 Maintenance Miscellaneous	-140.18	-0.72 %	-313.66	-0.28 %
5023 Maintenance Engineer	-171.67	-0.88 %	-1,158.52	-1.04 %
5024 Travel Reimbursement	0.00	0.00 %	-12.92	-0.01 %
5001 Total MAINTENANCE EXPENSES	<u>-1,383.36</u>	<u>-7.08 %</u>	<u>-3,061.98</u>	<u>-2.76 %</u>
5100 LANDSCAPING				

5101 Lawn Mowing	-666.30	-3.41 %	-4,311.15	-3.88 %
5102 Sprinkler Materials	-108.90	-0.56 %	-849.35	-0.76 %
5103 Pruning	0.00	0.00 %	-424.80	-0.38 %
5105 Spray/Fertilization	-163.35	-0.84 %	-1,119.73	-1.01 %
5108 Common Area Weed Control	0.00	0.00 %	-272.25	-0.25 %
5110 Landscaping Other	-493.50	-2.52 %	-2,390.39	-2.15 %
5100 Total LANDSCAPING	-1,432.05	-7.33 %	-9,367.67	-8.43 %
<b>5150 STREETS &amp; SIDEWALKS</b>				
5156 Street Repair Contract	-7,138.02	-36.52 %	-34,417.62	-30.98 %
5157 Parking Other	0.00	0.00 %	-5.44	0.00 %
5158 JL Snow Removal	0.00	0.00 %	-2,632.96	-2.37 %
5150 Total STREETS & SIDEWALKS	-7,138.02	-36.52 %	-37,056.02	-33.35 %
<b>5300 UTILITIES</b>				
5301 Common Area Electric	0.00	0.00 %	-530.55	-0.48 %
5304 Water	0.00	0.00 %	-1,943.95	-1.75 %
5305 Sewer	0.00	0.00 %	-389.32	-0.35 %
5309 Jordan Lane Utilities	0.00	0.00 %	-17,471.65	-15.73 %
5310 Menaul Ct Utilities	0.00	0.00 %	-12,819.41	-11.54 %
5300 Total UTILITIES	0.00	0.00 %	-33,154.88	-29.84 %
<b>5400 TAX &amp; LICENSES</b>				
5405 Lien Filing Fee	0.00	0.00 %	-302.00	-0.27 %
5400 Total TAX & LICENSES	0.00	0.00 %	-302.00	-0.27 %
<b>5600 ADMINISTRATIVE</b>				
5601 Property Management Fee	-1,000.00	-5.12 %	-10,250.00	-9.23 %
5602 Legal Fees	0.00	0.00 %	-3,312.50	-2.98 %
5603 Accounting Fees	-21.00	-0.11 %	-636.00	-0.57 %
5605 Meeting Expenses	0.00	0.00 %	-200.00	-0.18 %
5607 Qualchan HOA Monthly Fee	-157.50	-0.81 %	-1,417.50	-1.28 %
5610 Other Admin Exp	0.00	0.00 %	-1,637.23	-1.47 %
5600 Total ADMINISTRATIVE	-1,178.50	-6.03 %	-17,453.23	-15.71 %
<b>5650 INSURANCE</b>				
5651 Liability & Multi-Peril	0.00	0.00 %	397.20	0.36 %
5650 Total INSURANCE	0.00	0.00 %	397.20	0.36 %
<b>5700 OFFICE</b>				
5702 Mail/Postage	0.00	0.00 %	-29.36	-0.03 %
5703 Copies/Reproductions	0.00	0.00 %	-77.10	-0.07 %
5700 Total OFFICE	0.00	0.00 %	-106.46	-0.10 %
5000 Total EXPENSES	-11,131.93	-56.95 %	-100,105.04	-90.11 %
<b>TOTAL EXPENSE</b>	<b>-11,131.93</b>	<b>-56.97%</b>	<b>-100,105.04</b>	<b>-90.09%</b>
<b>NON OPERATING EXPENSE</b>				
<b>6000 NON-OPERATING EXPENSES</b>				
6002 Funds Transf. to Res. from Oper.	-2,690.36	-13.76 %	-18,276.98	-16.45 %
6000 Total NON-OPERATING EXPENSES	-2,690.36	-13.76 %	-18,276.98	-16.45 %
<b>TOTAL NON OPERATING EXPENSE</b>	<b>-2,690.36</b>	<b>-13.76%</b>	<b>-18,276.98</b>	<b>-16.45%</b>
<b>Net Income</b>	<b>5,724.51</b>	<b>29.29 %</b>	<b>-7,283.86</b>	<b>-6.56 %</b>
<b>Net cash provided by Operating Activities</b>	<b>5,724.51</b>		<b>-7,283.86</b>	
<b>Net cash increase for period</b>	<b>5,724.51</b>		<b>-7,283.86</b>	
<b>Cash at beginning of period</b>	<b>36,330.02</b>		<b>49,338.39</b>	
<b>Cash at end of period</b>	<b>42,054.53</b>		<b>42,054.53</b>	

# 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: 10/01/19 - 10/31/19 and 01/01/19 - 10/31/19 (cash basis)

	Actual 10/01/19 - 10/31/19	Budget 10/19 - 10/19	\$ Change	% Change	Actual YTD 01/01/19 - 10/31/19	Budget YTD 01/19 - 10/19	\$ Change	% Change
<b>INCOME</b>								
4100 INCOME								
4101 HOA DUES								
2201 Prepays	438.17	0.00	438.17		1,538.98	0.00	1,538.98	
4101 Other HOA DUES	8,111.81	16,600.00	-8,488.19	-51.1 %	52,681.71	66,400.00	-13,718.29	-20.7 %
4101 Total HOA DUES	8,549.98	16,600.00	-8,050.02	-48.5 %	54,220.69	66,400.00	-12,179.31	-18.3 %
4102 JORDAN LANE FEES								
4104 JL - Snow Removal	15.00	0.00	15.00		120.00	0.00	120.00	
4105 JL - Upgrade Lrgtr Trash Can	13.44	0.00	13.44		94.08	0.00	94.08	
4106 JL - Utility Fees	1,640.00	3,000.00	-1,360.00	-45.3 %	12,763.95	20,820.00	-8,056.05	-38.7 %
4116 JL - Private Dr Res Assessment	99.18	170.00	-70.82	-41.7 %	507.56	680.00	-172.44	-25.4 %
4121 JL - PUD Res Assessment	308.75	382.50	-73.75	-19.3 %	2,697.50	2,430.00	267.50	11.0 %
4126 JL - Private Dr Snow Removal	225.00	0.00	225.00		1,605.00	0.00	1,605.00	
4102 Total JORDAN LANE FEES	2,301.37	3,552.50	-1,251.13	-35.2 %	17,788.09	23,930.00	-6,141.91	-25.7 %
4107 LOWER WEST BOLAN FEES								
4108 LWB - Snow Removal	180.00	0.00	180.00		1,406.01	0.00	1,406.01	
4118 LWB - Private Dr Res Assessment	212.50	267.50	-55.00	-20.6 %	1,664.00	1,670.00	-6.00	-0.4 %
4127 LWB - Road Repair Special Asses	1,698.48	0.00	1,698.48		2,078.11	0.00	2,078.11	
4107 Total LOWER WEST BOLAN FE	2,090.98	267.50	1,823.48	681.7 %	5,148.12	1,670.00	3,478.12	208.3 %
4109 MENAUL COURT FEES								
4112 MC - Utility Fees	1,796.63	2,500.00	-703.37	-28.1 %	11,707.38	17,350.00	-5,642.62	-32.5 %
4115 MC - Snow Removal	180.00	0.00	180.00		1,125.77	0.00	1,125.77	
4119 MC - Lift Station Res Assessment	200.04	300.00	-99.96	-33.3 %	1,886.90	1,950.00	-63.10	-3.2 %
4122 MC - PUD Res Assessment	195.00	336.00	-141.00	-42.0 %	1,852.50	1,944.00	-91.50	-4.7 %
4109 Total MENAUL COURT FEES	2,371.67	3,136.00	-764.33	-24.4 %	16,572.55	21,244.00	-4,671.45	-22.0 %
4113 UPPER WEST BOLAN FEES								
4114 UWB - Snow Removal	315.00	0.00	315.00		1,305.00	0.00	1,305.00	
4120 UWB - Private Dr Res Assessment	271.25	225.00	46.25	20.6 %	1,588.75	1,500.00	88.75	5.9 %
4128 UWB - Road Repair Special Asses	2,073.40	0.00	2,073.40		2,369.60	0.00	2,369.60	
4113 Total UPPER WEST BOLAN FE	2,659.65	225.00	2,434.65	1,082.1 %	5,263.35	1,500.00	3,763.35	250.9 %
4123 ANTON COURT FEES								
4124 AC - Private Dr Res Assessment	82.50	155.00	-72.50	-46.8 %	677.46	920.00	-242.54	-26.4 %
4123 Total ANTON COURT FEES	82.50	155.00	-72.50	-46.8 %	677.46	920.00	-242.54	-26.4 %
4150 CA RESERVE ASSESSMENTS								
4151 Com Area Res Assessment	1,321.14	1,125.00	196.14	17.4 %	8,506.29	9,000.00	-493.71	-5.5 %

	Actual 10/01/19 - 10/31/19	Budget 10/19 - 10/19	\$ Change	% Change	Actual YTD 01/01/19 - 10/31/19	Budget YTD 01/19 - 10/19	\$ Change	% Change
4150 Total CA RESERVE ASSESSME	1,321.14	1,125.00	196.14	17.4 %	8,506.29	9,000.00	-493.71	-5.5 %
4100 Total INCOME	19,377.29	25,061.00	-5,683.71	-22.7 %	108,176.55	124,664.00	-16,487.45	-13.2 %
4200 OTHER PROPERTY INCOME								
4201 Late Fees & Interest	119.51	0.00	119.51		2,871.61	0.00	2,871.61	
4208 CC&R Fines	50.00	0.00	50.00		50.00	0.00	50.00	
4200 Total OTHER PROPERTY INCOME	169.51	0.00	169.51		2,921.61	0.00	2,921.61	
<b>TOTAL INCOME</b>	<b>19,546.80</b>	<b>25,061.00</b>	<b>-5,514.20</b>	<b>-22.0 %</b>	<b>111,098.16</b>	<b>124,664.00</b>	<b>-13,565.84</b>	<b>-10.9 %</b>
<b>EXPENSE</b>								
5000 EXPENSES								
5001 MAINTENANCE EXPENSES								
5002 Repairs Materials	0.00	0.00	0.00		60.93	0.00	60.93	
5004 Plumbing Materials	810.15	0.00	810.15		810.15	0.00	810.15	
5005 Plumbing Contract	261.36	0.00	261.36		672.11	365.00	307.11	84.1 %
5009 Locks & Keys	0.00	0.00	0.00		33.69	0.00	33.69	
5022 Maintenance Miscellaneous	140.18	0.00	140.18		313.66	0.00	313.66	
5023 Maintenance Engineer	171.67	150.00	21.67	14.4 %	1,158.52	1,500.00	-341.48	-22.8 %
5024 Travel Reimbursement	0.00	0.00	0.00		12.92	0.00	12.92	
5001 Total MAINTENANCE EXPENSE	1,383.36	150.00	1,233.36	822.2 %	3,061.98	1,865.00	1,196.98	64.2 %
5100 LANDSCAPING								
5101 Lawn Mowing	666.30	840.00	-173.70	-20.7 %	4,311.15	4,600.00	-288.85	-6.3 %
5102 Sprinkler Materials	108.90	140.00	-31.10	-22.2 %	849.35	840.00	9.35	1.1 %
5103 Pruning	0.00	0.00	0.00		424.80	0.00	424.80	
5104 New Plants	0.00	0.00	0.00		0.00	950.00	-950.00	-100.0 %
5105 Spray/Fertilization	163.35	0.00	163.35		1,119.73	400.00	719.73	179.9 %
5108 Common Area Weed Control	0.00	0.00	0.00		272.25	2,500.00	-2,227.75	-89.1 %
5110 Landscaping Other	493.50	0.00	493.50		2,390.39	0.00	2,390.39	
5100 Total LANDSCAPING	1,432.05	980.00	452.05	46.1 %	9,367.67	9,290.00	77.67	0.8 %
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	7,138.02	0.00	7,138.02		34,417.62	0.00	34,417.62	
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	7,138.02	0.00	7,138.02		37,056.02	15,934.00	21,122.02	132.6 %
5300 UTILITIES								
5301 Common Area Electric	0.00	0.00	0.00		530.55	0.00	530.55	

	Actual 10/01/19 - 10/31/19	Budget 10/19 - 10/19	\$ Change	% Change	Actual YTD 01/01/19 - 10/31/19	Budget YTD 01/19 - 10/19	\$ Change	% Change
5304 Water	0.00	150.00	-150.00	-100.0 %	1,943.95	1,700.00	243.95	14.4 %
5305 Sewer	0.00	0.00	0.00		389.32	800.00	-410.68	-51.3 %
5309 Jordan Lane Utilities	0.00	2,000.00	-2,000.00	-100.0 %	17,471.65	21,457.00	-3,985.35	-18.6 %
5310 Menaul Ct Utilities	0.00	1,917.00	-1,917.00	-100.0 %	12,819.41	17,619.00	-4,799.59	-27.2 %
5300 Total UTILITIES	0.00	4,067.00	-4,067.00	-100.0 %	33,154.88	41,576.00	-8,421.12	-20.3 %
<b>5400 TAX &amp; LICENSES</b>								
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	
<b>5600 ADMINISTRATIVE</b>								
5601 Property Management Fee	1,000.00	1,000.00	0.00	0.0 %	10,250.00	10,000.00	250.00	2.5 %
5602 Legal Fees	0.00	0.00	0.00		3,312.50	0.00	3,312.50	
5603 Accounting Fees	21.00	20.00	1.00	5.0 %	636.00	600.00	36.00	6.0 %
5605 Meeting Expenses	0.00	0.00	0.00		200.00	0.00	200.00	
5606 Audit	0.00	0.00	0.00		0.00	7,000.00	-7,000.00	-100.0 %
5607 Qualchan HOA Monthly Fee	157.50	158.00	-0.50	-0.3 %	1,417.50	1,580.00	-162.50	-10.3 %
5610 Other Admin Exp	0.00	0.00	0.00		1,637.23	0.00	1,637.23	
5600 Total ADMINISTRATIVE	1,178.50	1,178.00	0.50	0.0 %	17,453.23	19,180.00	-1,726.77	-9.0 %
<b>5650 INSURANCE</b>								
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 %
<b>5700 OFFICE</b>								
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	
<b>5000 Total EXPENSES</b>	<b>11,131.93</b>	<b>6,375.00</b>	<b>4,756.93</b>	<b>74.6 %</b>	<b>100,105.04</b>	<b>90,795.00</b>	<b>9,310.04</b>	<b>10.3 %</b>
<b>TOTAL EXPENSE</b>	<b>11,131.93</b>	<b>6,375.00</b>	<b>4,756.93</b>	<b>74.6 %</b>	<b>100,105.04</b>	<b>90,795.00</b>	<b>9,310.04</b>	<b>10.3 %</b>
<b>NOI</b>	<b>8,414.87</b>	<b>18,686.00</b>	<b>-10,271.13</b>	<b>-55.0 %</b>	<b>10,993.12</b>	<b>33,869.00</b>	<b>-22,875.88</b>	<b>-67.5 %</b>
<b>NON OPERATING EXPENSE</b>								
<b>6000 NON-OPERATING EXPENSES</b>								
6002 Funds Transf. to Res. from Oper.	2,690.36	2,806.00	-115.64	-4.1 %	18,276.98	19,174.00	-897.02	-4.7 %
6000 Total NON-OPERATING EXPENSE	2,690.36	2,806.00	-115.64	-4.1 %	18,276.98	19,174.00	-897.02	-4.7 %
<b>TOTAL NON OPERATING EXPENSE</b>	<b>2,690.36</b>	<b>2,806.00</b>	<b>-115.64</b>	<b>-4.1 %</b>	<b>18,276.98</b>	<b>19,174.00</b>	<b>-897.02</b>	<b>-4.7 %</b>
<b>NET INCOME</b>	<b>5,724.51</b>	<b>15,880.00</b>	<b>-10,155.49</b>	<b>-64.0 %</b>	<b>-7,283.86</b>	<b>14,695.00</b>	<b>-21,978.86</b>	<b>-149.6 %</b>



	<b>Actual</b> 10/01/19 - 10/31/19	<b>Budget</b> 10/19 - 10/19	<b>\$ Change</b>	<b>% Change</b>	<b>Actual YTD</b> 01/01/19 - 10/31/19	<b>Budget YTD</b> 01/19 - 10/19	<b>\$ Change</b>	<b>% Change</b>
<b>NET INCOME SUMMARY</b>								
Income	19,546.80	25,061.00	-5,514.20	-22.0 %	111,098.16	124,664.00	-13,565.84	-10.9 %
Expense	-11,131.93	-6,375.00	-4,756.93	74.6 %	-100,105.04	-90,795.00	-9,310.04	10.3 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Non Operating Expense	-2,690.36	-2,806.00	115.64	4.1 %	-18,276.98	-19,174.00	897.02	4.7 %
<b>NET INCOME</b>	<b>5,724.51</b>	<b>15,880.00</b>	<b>-10,155.49</b>	<b>-64.0 %</b>	<b>-7,283.86</b>	<b>14,695.00</b>	<b>-21,978.86</b>	<b>-149.6 %</b>