

COTTESMORE HOA
Income/Expense Statement
Period: 10/01/21 to 10/31/21

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
INCOME:								
06110	MAINTENANCE FEES	41,724.00	41,724.00	.00	166,874.76	166,896.00	(21.24)	166,896.00
06115	LATE FEES & INT.	.00	.00	.00	247.92	.00	247.92	.00
06140	RESERVE INTEREST	.19	.00	.19	4.39	.00	4.39	.00
06520	LELY MASTER FEES	1,083.00	1,090.00	(7.00)	4,338.99	4,360.00	(21.01)	4,360.00
06530	CSA FEES	11,343.00	11,357.25	(14.25)	45,386.25	45,429.00	(42.75)	45,429.00
06710	TRANSFER APPL. FEES RECEIVED	150.00	.00	150.00	450.00	.00	450.00	.00
06830	GATE/DOOR OPENERS	.00	.00	.00	33.90	.00	33.90	.00
06930	CAPITAL CONTRIBUTIONS	.00	306.67	(306.67)	11,400.00	3,066.70	8,333.30	3,680.00
Subtotal Income		54,300.19	54,477.92	(177.73)	228,736.21	219,751.70	8,984.51	220,365.00
EXPENSES								
GENERAL ADMINISTRATION								
07120	ANNUAL FEES	.00	5.08	5.08	61.25	50.80	(10.45)	61.00
07130	INSURANCE	.00	250.00	250.00	3,276.45	2,500.00	(776.45)	3,000.00
07145	OFFICE SUPPLIES & POSTAGE	.00	62.50	62.50	675.20	625.00	(50.20)	750.00
07160	ACCOUNTING & LEGAL	.00	200.00	200.00	2,862.00	2,000.00	(862.00)	2,400.00
07210	MANAGEMENT SERVICES	855.00	1,045.50	190.50	8,298.13	10,455.00	2,156.87	12,546.00
07250	LELY MASTER FEES	1,089.62	1,090.00	.38	4,358.85	4,360.00	1.15	4,360.00
07255	COMPREHENSIVE SERVICE AGREEMENT	11,357.25	11,357.25	.00	45,428.88	45,429.00	.12	45,429.00
GENERAL ADMINISTRATION		13,301.87	14,010.33	708.46	64,960.76	65,419.80	459.04	68,546.00
UTILITIES								
08010	ELECTRICITY	114.13	112.50	(1.63)	1,129.87	1,125.00	(4.87)	1,350.00
08020	TELEPHONE	95.41	79.17	(16.24)	905.11	791.70	(113.41)	950.00
UTILITIES		209.54	191.67	(17.87)	2,034.98	1,916.70	(118.28)	2,300.00
MAINTENANCE & REPAIRS								
08310	LANDSCAPE CONTRACT	7,125.00	8,333.33	1,208.33	78,766.75	83,333.30	4,566.55	100,000.00
08325	IRRIGATION SYSTEM	272.00	500.00	228.00	9,610.85	5,000.00	(4,610.85)	6,000.00
08330	PLANT CARE	.00	125.00	125.00	.00	1,250.00	1,250.00	1,500.00
08340	PINE STRAW/TREE TRIMMING	4,974.00	1,500.00	(3,474.00)	19,858.00	15,000.00	(4,858.00)	18,000.00
08350	PLANT REPLACE/GATE FLOWERS	1,500.00	333.33	(1,166.67)	2,821.20	3,333.30	512.10	4,000.00
08360	STORM DAMAGE	.00	100.00	100.00	.00	1,000.00	1,000.00	1,200.00
08390	LAKE MTCE.	174.00	175.00	1.00	2,101.66	1,750.00	(351.66)	2,100.00
08440	PRESSURE WASHING	.00	141.67	141.67	.00	1,416.70	1,416.70	1,700.00
08470	GATE REPAIRS/MTCE	298.70	325.00	26.30	3,985.02	3,250.00	(735.02)	3,900.00
08490	STREET LIGHT REPAIR	.00	83.33	83.33	700.00	833.30	133.30	1,000.00
08500	HOLIDAY LIGHTS	.00	41.67	41.67	2,070.00	416.70	(1,653.30)	500.00
MAINTENANCE & REPAIRS		14,343.70	11,658.33	(2,685.37)	119,913.48	116,583.30	(3,330.18)	139,900.00
MAJOR MECHANICAL								
MAJOR MECHANICAL		.00	.00	.00	.00	.00	.00	.00
CONTINGENCIES								

COTTESMORE HOA
Income/Expense Statement
Period: 10/01/21 to 10/31/21

Description	Current Period			Year-To-Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
08910 CONTINGENCY EXPENSE	.00	309.92	309.92	197.10	3,099.20	2,902.10	3,719.00
CONTINGENCIES	.00	309.92	309.92	197.10	3,099.20	2,902.10	3,719.00
SPECIAL ASSESSMENTS							
SPECIAL ASSESSMENTS	.00	.00	.00	.00	.00	.00	.00
RESERVE FUND CONTRIBUTION							
09510 RESERVE FUND CONTRIBUTION	.00	1,475.00	1,475.00	1,475.34	5,900.00	4,424.66	5,900.00
09515 RESERVE INTEREST TRANSFER	.19	.00	(.19)	4.39	.00	(4.39)	.00
RESERVE FUND CONTRIBUTIO	.19	1,475.00	1,474.81	1,479.73	5,900.00	4,420.27	5,900.00
RESERVE FUND EXPENSES							
RESERVE FUND EXPENSES	.00	.00	.00	.00	.00	.00	.00
TOTAL EXPENSES	27,855.30	27,645.25	(210.05)	188,586.05	192,919.00	4,332.95	220,365.00
CURRENT YEAR NET INCOME/(LOSS)	26,444.89	26,832.67	(387.78)	40,150.16	26,832.70	13,317.46	.00

COTTESMORE HOA
Reserve Statement
As of 10/31/21

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
RESERVES:				
5280 GENERAL RESERVE	0.00	21,952.94	0.00	21,952.94
Subtotal Reserves	0.00	21,952.94	0.00	21,952.94
TOTAL RESERVES	0.00	21,952.94	0.00	21,952.94

