

VERSAILLES CONDO ASSOCIATION
INCOME STATEMENT
FROM 09-01-2013 TO 09-30-2013

INCOME	MONTH			ANNUAL	YEAR-TO-DATE		
	BUDGET	ACTUAL	VARIANCE		BUDGET	ACTUAL	VARIANCE
Homeowners Dues	\$ 11,833	12,111	(278)	\$ 141,996	\$ 106,447	108,999	(2,552)
Utilities Income	5,317	5,363	(46)	63,804	47,853	48,267	(414)
Laundry Income	367	334	33	5,537	4,438	4,335	103
TOTAL INCOME	17,517	17,808	(291)	211,337	158,738	161,601	(2,863)
EXPENSES							
Insurance	1,600	1,694	94	20,000	15,200	13,124	(2,076)
Water/Sewer	968	1,382	414	12,000	8,388	10,416	2,028
Janitorial	2,110	1,394	(716)	20,000	15,494	15,616	122
Snow Removal	0	0	0	1,500	856	1,149	293
Landscape	500	1,920	1,420	4,000	3,500	6,066	2,566
Pool Maintenance	1,100	432	(668)	5,500	5,500	7,194	1,694
Accounting	500	500	0	6,300	4,825	4,825	0
Legal	175	791	616	2,100	1,412	6,176	4,764
Telephone	333	335	2	4,000	2,981	2,888	(93)
Equipment Rental	78	80	2	936	702	711	9
Elevator Maintenance	1,826	0	(1,826)	7,962	6,136	6,840	704
Building Maintenance	4,100	2,314	(1,786)	44,000	33,907	39,301	5,394
Management Fees	1,500	1,000	(500)	18,000	13,500	13,875	375
Office Supplies	125	128	3	1,700	1,357	1,693	336
Utilities	5,857	3,642	(2,215)	58,000	46,211	33,146	(13,065)
Trash removal	380	396	16	4,500	3,423	3,518	95
License & permits	0	0	0	600	600	475	(125)
Security/ Safety	125	0	(125)	1,500	1,218	3,066	1,848
TOTAL EXPENSES	21,277	16,008	(5,269)	212,598	165,210	170,079	4,869
Misc. income	333	237	96	4,000	3,000	3,759	(759)
Interest Income	0	5	(5)	0	0	81	(81)
INCOME (LOSS)	\$ (3,427)	\$ 2,042	\$ (5,464)	\$ 2,739	\$ (3,472)	\$ (4,638)	\$ 1,166