

**Thousand Oaks Condominium Owners' Association,  
Inc**

Income/Expense Statement  
Period: 06/01/18 to 06/30/18

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
60000	Homeowners Dues	26,514.48	28,584.00	(2,069.52)	171,071.00	171,504.00	(433.00)	343,008.00
60400	Interest Income - Banks	2.88	.00	2.88	16.10	.00	16.10	.00
60401	Interest Income - Owners	11.94	33.33	(21.39)	88.82	199.98	(111.16)	400.00
60403	NSF Charge	25.00	.00	25.00	50.00	.00	50.00	.00
60405	Reimbursed Attorneys Fees	60.46	250.00	(189.54)	912.58	1,500.00	(587.42)	3,000.00
60407	Miscellaneous Owner Chrg	.00	.00	.00	650.00	.00	650.00	.00
60700	Insurance Proceeds	.00	.00	.00	24,563.03	.00	24,563.03	.00
	Subtotal Income	26,614.76	28,867.33	(2,252.57)	197,351.53	173,203.98	24,147.55	346,408.00
EXPENSES								
ACTIVITIES								
70040	Meeting Donations	100.00	100.00	.00	600.00	600.00	.00	1,200.00
	ACTIVITIES	100.00	100.00	.00	600.00	600.00	.00	1,200.00
ADMINISTRATION								
71010	Management Fees (NSC)	1,500.00	1,400.00	(100.00)	8,900.00	8,400.00	(500.00)	16,800.00
71020	Filing Fees	.00	8.33	8.33	13.00	49.98	36.98	100.00
71030	Postage & Copies	43.61	108.33	64.72	849.61	649.98	(199.63)	1,300.00
71050	Professional Fees	.00	1,250.00	1,250.00	.00	7,500.00	7,500.00	15,000.00
71080	Financial Audit	.00	833.33	833.33	10,000.00	4,999.98	(5,000.02)	10,000.00
	ADMINISTRATION	1,543.61	3,599.99	2,056.38	19,762.61	21,599.94	1,837.33	43,200.00
REPAIRS								
	REPAIRS	.00	.00	.00	.00	.00	.00	.00
GROUNDS								
73010	Mowing	2,490.00	1,333.33	(1,156.67)	6,645.00	7,999.98	1,354.98	16,000.00
73020	Landscaping	.00	833.33	833.33	.00	4,999.98	4,999.98	10,000.00
73040	Trash & Tennis Court	600.00	325.00	(275.00)	2,558.64	1,950.00	(608.64)	3,900.00
	GROUNDS	3,090.00	2,491.66	(598.34)	9,203.64	14,949.96	5,746.32	29,900.00
MAINTENANCE								
74010	General Repairs & Maint	8,096.90	5,000.00	(3,096.90)	36,218.52	30,000.00	(6,218.52)	60,000.00
74020	Fence Repairs	587.50	166.67	(420.83)	1,237.50	1,000.02	(237.48)	2,000.00
74030	Electrical/Lighting Repairs	.00	166.67	166.67	.00	1,000.02	1,000.02	2,000.00
74050	Parking Lot Maintenance	.00	41.67	41.67	.00	250.02	250.02	500.00

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		Actual	Budget	Variance	Actual	Budget	Variance	
74060	Plumbing Repairs & Maint	767.00	1,250.00	483.00	2,478.60	7,500.00	5,021.40	15,000.00
74070	Fire Damage Expenses	945.00	.00	(945.00)	29,888.03	.00	(29,888.03)	.00
	<b>MAINTENANCE</b>	<b>10,396.40</b>	<b>6,625.01</b>	<b>(3,771.39)</b>	<b>69,822.65</b>	<b>39,750.06</b>	<b>(30,072.59)</b>	<b>79,500.00</b>
<b>OTHER EXPENSES</b>								
75010	Insurance	4,966.00	4,839.62	(126.38)	31,799.65	29,037.72	(2,761.93)	58,075.37
75020	Property Taxes	.00	5.83	5.83	.00	34.98	34.98	70.00
75030	Miscellaneous Expenses	.00	20.83	20.83	633.99	124.98	(509.01)	250.00
75040	Security	1,820.00	583.33	(1,236.67)	4,620.00	3,499.98	(1,120.02)	7,000.00
75050	Tax Return	.00	18.75	18.75	.00	112.50	112.50	225.00
	<b>OTHER EXPENSES</b>	<b>6,786.00</b>	<b>5,468.36</b>	<b>(1,317.64)</b>	<b>37,053.64</b>	<b>32,810.16</b>	<b>(4,243.48)</b>	<b>65,620.37</b>
<b>POOL/CLUBHOUSE EXPENSE</b>								
76010	Pool Management	720.00	.00	(720.00)	1,050.00	.00	(1,050.00)	.00
76020	Pool Supplies	401.74	250.00	(151.74)	401.74	1,500.00	1,098.26	3,000.00
76030	Pool Phone	73.05	75.00	1.95	438.07	450.00	11.93	900.00
76040	Pool Maintenance	402.00	458.33	56.33	1,306.95	2,749.98	1,443.03	5,500.00
76080	Pool License	.00	8.33	8.33	75.00	49.98	(25.02)	100.00
	<b>POOL/CLUBHOUSE EXPENSE</b>	<b>1,596.79</b>	<b>791.66</b>	<b>(805.13)</b>	<b>3,271.76</b>	<b>4,749.96</b>	<b>1,478.20</b>	<b>9,500.00</b>
<b>UTILITIES</b>								
77010	Electric (OG&E)	849.59	1,000.00	150.41	5,234.43	6,000.00	765.57	12,000.00
77020	Water (OKC)	4,809.43	4,666.67	(142.76)	25,715.53	28,000.02	2,284.49	56,000.00
77050	Waste Management	1,257.67	1,100.00	(157.67)	6,276.66	6,600.00	323.34	13,200.00
	<b>UTILITIES</b>	<b>6,916.69</b>	<b>6,766.67</b>	<b>(150.02)</b>	<b>37,226.62</b>	<b>40,600.02</b>	<b>3,373.40</b>	<b>81,200.00</b>
	<b>TOTAL EXPENSES</b>	<b>30,429.49</b>	<b>25,843.35</b>	<b>(4,586.14)</b>	<b>176,940.92</b>	<b>155,060.10</b>	<b>(21,880.82)</b>	<b>310,120.37</b>
	Current Year Net Income/(loss)	(3,814.73)	3,023.98	(6,838.71)	20,410.61	18,143.88	2,266.73	36,287.63
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