



The Collection – Commercial Variance Report – August 2025

Significant variances \$1,000 or more over the budgeted amounts are listed below.

Balance Sheet	
Account	Balance
Operating Cash	\$64,729.55
Reserve Cash	\$156,405.52
Total Cash & Reserve	\$221,135.07

Income Statement					
Expense Category	Monthly Actual	Monthly Budgeted	Monthly Variance	YTD Variance	Explanation of Variance
None					

Year To Date Summary
<p>As of August 31, 2025, the Actual Operating Expenses Total is \$42,707.52, which is 62.46% of the Annual Budgeted Operating Expenses of \$68,376. This does not include Capital Reserve Expenses (GL9800).</p>

FOR INTERNAL USE ONLY. NOT FOR REAL ESTATE TRANSACTIONS.

Income Statement Report

The Collection

Commercial

August 01, 2025 thru August 31, 2025

	Current Period			Year to Date (8 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Assessment Income								
4000 - Maintenance Fees	5,697.00	5,697.00	0.00	45,576.00	45,576.00	0.00	68,364.00	22,788.00
Total Assessment Income	5,697.00	5,697.00	0.00	45,576.00	45,576.00	0.00	68,364.00	22,788.00
Investment Income								
4900 - Interest Earned - Operating Accounts	2.77	1.00	1.77	20.43	8.00	12.43	12.00	(8.43)
Total Investment Income	2.77	1.00	1.77	20.43	8.00	12.43	12.00	(8.43)
Total Commercial Income	5,699.77	5,698.00	1.77	45,596.43	45,584.00	12.43	68,376.00	22,779.57
Expense								
Administrative								
5070 - Master Association Dues Expense	1,163.31	1,163.00	0.31	9,306.48	9,304.00	2.48	13,956.00	4,649.52
Total Administrative	1,163.31	1,163.00	0.31	9,306.48	9,304.00	2.48	13,956.00	4,649.52
Utilities								
6030 - Sewer Service	1,419.98	1,495.00	(75.02)	11,359.39	11,960.00	(600.61)	17,940.00	6,580.61
Total Utilities	1,419.98	1,495.00	(75.02)	11,359.39	11,960.00	(600.61)	17,940.00	6,580.61
Contracted Services								
6414 - Fire Prevention & Protection	0.00	120.00	(120.00)	0.00	960.00	(960.00)	1,440.00	1,440.00
6440 - Safety & Security	400.00	400.00	0.00	3,200.00	3,200.00	0.00	4,800.00	1,600.00
6446 - Window Cleaning Services	484.83	121.00	363.83	969.65	968.00	1.65	1,452.00	482.35
Total Contracted Services	884.83	641.00	243.83	4,169.65	5,128.00	(958.35)	7,692.00	3,522.35
Repair & Maintenance								
6515 - Building Repair & Maintenance	0.00	115.00	(115.00)	0.00	920.00	(920.00)	1,380.00	1,380.00
Total Repair & Maintenance	0.00	115.00	(115.00)	0.00	920.00	(920.00)	1,380.00	1,380.00
Professional Services								
7030 - Legal Services - General Counsel	0.00	50.00	(50.00)	0.00	400.00	(400.00)	600.00	600.00
Total Professional Services	0.00	50.00	(50.00)	0.00	400.00	(400.00)	600.00	600.00

Income Statement Report The Collection Commercial

August 01, 2025 thru August 31, 2025

	Current Period			Year to Date (8 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Other Expenses								
9105 - Reserve Contribution Expense	2,234.00	2,234.00	0.00	17,872.00	17,872.00	0.00	26,808.00	8,936.00
Total Other Expenses	2,234.00	2,234.00	0.00	17,872.00	17,872.00	0.00	26,808.00	8,936.00
Total Commercial Expense	5,702.12	5,698.00	4.12	42,707.52	45,584.00	(2,876.48)	68,376.00	25,668.48
Total Commercial Income / (Loss)	(2.35)	0.00	(2.35)	2,888.91	0.00	2,888.91	0.00	(2,888.91)

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**Income Statement Report
The Collection
Commercial Reserves**

August 01, 2025 thru August 31, 2025

	Current Period			Year to Date (8 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Income								
Investment Income								
4905 - Reserve Contribution Income	2,234.00	2,234.00	0.00	17,872.00	17,872.00	0.00	26,808.00	8,936.00
4910 - Interest Earned - Reserve Accounts	344.37	333.00	11.37	4,121.87	2,664.00	1,457.87	3,996.00	(125.87)
Total Investment Income	2,578.37	2,567.00	11.37	21,993.87	20,536.00	1,457.87	30,804.00	8,810.13
Total Commercial Reserves Income	2,578.37	2,567.00	11.37	21,993.87	20,536.00	1,457.87	30,804.00	8,810.13
Expense								
Reserve Expenses								
9800 - Repair & Replacement Expenses	0.00	6,315.00	(6,315.00)	0.00	50,520.00	(50,520.00)	75,780.00	75,780.00
Total Reserve Expenses	0.00	6,315.00	(6,315.00)	0.00	50,520.00	(50,520.00)	75,780.00	75,780.00
Total Commercial Reserves Expense	0.00	6,315.00	(6,315.00)	0.00	50,520.00	(50,520.00)	75,780.00	75,780.00
Total Commercial Reserves Income / (Loss)	2,578.37	(3,748.00)	6,326.37	21,993.87	(29,984.00)	51,977.87	(44,976.00)	(66,969.87)
Total Association Net Income / (Loss)	46,133.37	48,141.00	(2,007.63)	488,060.50	385,128.00	102,932.50	577,692.00	89,631.50

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