



## The Collection – Commercial Variance Report – July 2025

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

Balance Sheet	
Account	Balance
Operating Cash	\$64,957.55
Reserve Cash	\$153,827.15
Total Cash & Reserve	\$218,784.70

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

Year To Date Summary
As of July 31, 2025, the Actual Operating Expenses Total is \$37,005.40, which is 54.12% of the Annual Budgeted Operating Expenses of \$68,376. This does not include Capital Reserve Expenses (GL9800).

FOR INTERNAL USE ONLY. NOT FOR REAL ESTATE TRANSACTIONS.

# Income Statement Report

## The Collection

### Commercial

July 01, 2025 thru July 31, 2025

	Current Period			Year to Date (7 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Income</b>								
<b>Assessment Income</b>								
4000 - Maintenance Fees	5,697.00	5,697.00	0.00	39,879.00	39,879.00	0.00	68,364.00	28,485.00
<b>Total Assessment Income</b>	<b>5,697.00</b>	<b>5,697.00</b>	<b>0.00</b>	<b>39,879.00</b>	<b>39,879.00</b>	<b>0.00</b>	<b>68,364.00</b>	<b>28,485.00</b>
<b>Investment Income</b>								
4900 - Interest Earned - Operating Accounts	2.79	1.00	1.79	17.66	7.00	10.66	12.00	(5.66)
<b>Total Investment Income</b>	<b>2.79</b>	<b>1.00</b>	<b>1.79</b>	<b>17.66</b>	<b>7.00</b>	<b>10.66</b>	<b>12.00</b>	<b>(5.66)</b>
<b>Total Commercial Income</b>	<b>5,699.79</b>	<b>5,698.00</b>	<b>1.79</b>	<b>39,896.66</b>	<b>39,886.00</b>	<b>10.66</b>	<b>68,376.00</b>	<b>28,479.34</b>
<b>Expense</b>								
<b>Administrative</b>								
5070 - Master Association Dues Expense	1,163.31	1,163.00	0.31	8,143.17	8,141.00	2.17	13,956.00	5,812.83
<b>Total Administrative</b>	<b>1,163.31</b>	<b>1,163.00</b>	<b>0.31</b>	<b>8,143.17</b>	<b>8,141.00</b>	<b>2.17</b>	<b>13,956.00</b>	<b>5,812.83</b>
<b>Utilities</b>								
6030 - Sewer Service	1,407.94	1,495.00	(87.06)	9,939.41	10,465.00	(525.59)	17,940.00	8,000.59
<b>Total Utilities</b>	<b>1,407.94</b>	<b>1,495.00</b>	<b>(87.06)</b>	<b>9,939.41</b>	<b>10,465.00</b>	<b>(525.59)</b>	<b>17,940.00</b>	<b>8,000.59</b>
<b>Contracted Services</b>								
6414 - Fire Prevention & Protection	0.00	120.00	(120.00)	0.00	840.00	(840.00)	1,440.00	1,440.00
6440 - Safety & Security	400.00	400.00	0.00	2,800.00	2,800.00	0.00	4,800.00	2,000.00
6446 - Window Cleaning Services	0.00	121.00	(121.00)	484.82	847.00	(362.18)	1,452.00	967.18
<b>Total Contracted Services</b>	<b>400.00</b>	<b>641.00</b>	<b>(241.00)</b>	<b>3,284.82</b>	<b>4,487.00</b>	<b>(1,202.18)</b>	<b>7,692.00</b>	<b>4,407.18</b>
<b>Repair &amp; Maintenance</b>								
6515 - Building Repair & Maintenance	(1,869.11)	115.00	(1,984.11)	0.00	805.00	(805.00)	1,380.00	1,380.00
<b>Total Repair &amp; Maintenance</b>	<b>(1,869.11)</b>	<b>115.00</b>	<b>(1,984.11)</b>	<b>0.00</b>	<b>805.00</b>	<b>(805.00)</b>	<b>1,380.00</b>	<b>1,380.00</b>
<b>Professional Services</b>								
7030 - Legal Services - General Counsel	0.00	50.00	(50.00)	0.00	350.00	(350.00)	600.00	600.00
<b>Total Professional Services</b>	<b>0.00</b>	<b>50.00</b>	<b>(50.00)</b>	<b>0.00</b>	<b>350.00</b>	<b>(350.00)</b>	<b>600.00</b>	<b>600.00</b>

**Income Statement Report  
The Collection  
Commercial**

July 01, 2025 thru July 31, 2025

	Current Period			Year to Date (7 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Other Expenses</b>								
9105 - Reserve Contribution Expense	2,234.00	2,234.00	0.00	15,638.00	15,638.00	0.00	26,808.00	11,170.00
<b>Total Other Expenses</b>	<b>2,234.00</b>	<b>2,234.00</b>	<b>0.00</b>	<b>15,638.00</b>	<b>15,638.00</b>	<b>0.00</b>	<b>26,808.00</b>	<b>11,170.00</b>
<b>Total Commercial Expense</b>	<b>3,336.14</b>	<b>5,698.00</b>	<b>(2,361.86)</b>	<b>37,005.40</b>	<b>39,886.00</b>	<b>(2,880.60)</b>	<b>68,376.00</b>	<b>31,370.60</b>
<b>Total Commercial Income / (Loss)</b>	<b>2,363.65</b>	<b>0.00</b>	<b>2,363.65</b>	<b>2,891.26</b>	<b>0.00</b>	<b>2,891.26</b>	<b>0.00</b>	<b>(2,891.26)</b>

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**Income Statement Report**  
**The Collection**  
**Commercial Reserves**  
 July 01, 2025 thru July 31, 2025

	Current Period			Year to Date (7 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Income</b>								
<b>Investment Income</b>								
4905 - Reserve Contribution Income	2,234.00	2,234.00	0.00	15,638.00	15,638.00	0.00	26,808.00	11,170.00
4910 - Interest Earned - Reserve Accounts	339.90	333.00	6.90	3,777.50	2,331.00	1,446.50	3,996.00	218.50
<b>Total Investment Income</b>	<b>2,573.90</b>	<b>2,567.00</b>	<b>6.90</b>	<b>19,415.50</b>	<b>17,969.00</b>	<b>1,446.50</b>	<b>30,804.00</b>	<b>11,388.50</b>
<b>Total Commercial Reserves Income</b>	<b>2,573.90</b>	<b>2,567.00</b>	<b>6.90</b>	<b>19,415.50</b>	<b>17,969.00</b>	<b>1,446.50</b>	<b>30,804.00</b>	<b>11,388.50</b>
<b>Expense</b>								
<b>Reserve Expenses</b>								
9800 - Repair & Replacement Expenses	0.00	6,315.00	(6,315.00)	0.00	44,205.00	(44,205.00)	75,780.00	75,780.00
<b>Total Reserve Expenses</b>	<b>0.00</b>	<b>6,315.00</b>	<b>(6,315.00)</b>	<b>0.00</b>	<b>44,205.00</b>	<b>(44,205.00)</b>	<b>75,780.00</b>	<b>75,780.00</b>
<b>Total Commercial Reserves Expense</b>	<b>0.00</b>	<b>6,315.00</b>	<b>(6,315.00)</b>	<b>0.00</b>	<b>44,205.00</b>	<b>(44,205.00)</b>	<b>75,780.00</b>	<b>75,780.00</b>
<b>Total Commercial Reserves Income / (Loss)</b>	<b>2,573.90</b>	<b>(3,748.00)</b>	<b>6,321.90</b>	<b>19,415.50</b>	<b>(26,236.00)</b>	<b>45,651.50</b>	<b>(44,976.00)</b>	<b>(64,391.50)</b>
<b>Total Association Net Income / (Loss)</b>	<b>88,238.38</b>	<b>48,141.00</b>	<b>40,097.38</b>	<b>441,927.13</b>	<b>336,987.00</b>	<b>104,940.13</b>	<b>577,692.00</b>	<b>135,764.87</b>