

Masters Club Homeowners Association, Inc.
Budget Comparison - Operating Fund
07/31/2020

C/O LCM Property Management
1776 South Jackson Suite 300
Denver CO 80210

Current Mnth Actual	Current Mnth Budget	Current Mnth Variance		Current YTD Actual	Current YTD Budget	Current YTD Variance	Current Year Total Budget
ASSESSMENT REVENUE							
6,660	6,660	0	1.400100 Assessments	43,290	46,620	(3,330)	79,920
<u>0</u>	<u>0</u>	<u>0</u>	1.400125 Assessments Prepayment Discount	<u>(4,446)</u>	<u>(4,570)</u>	<u>124</u>	<u>(4,570)</u>
6,660	6,660	0	TOTAL OPERATING ASSESSMENTS	38,844	42,050	(3,206)	75,350
OTHER OPERATING REVENUE							
(85)	0	(85)	1.420100 Late Charges	20	0	20	0
<u>250</u>	<u>0</u>	<u>250</u>	1.445300 Collection/NSF Fees	<u>250</u>	<u>0</u>	<u>250</u>	<u>0</u>
165	0	165	TOTAL OTHER OPERATING INCOME	270	0	270	0
6,825	6,660	165	TOTAL OPERATING REVENUE	39,114	42,050	(2,936)	75,350
OPERATING EXPENSES							
BUILDING							
<u>0</u>	<u>0</u>	<u>0</u>	1.501305 Lighting Exterior Holiday	<u>0</u>	<u>0</u>	<u>0</u>	<u>50</u>
0	0	0	TOTAL BUILDING EXPENSES	0	0	0	50
GROUNDS							
3,050	3,000	(50)	1.700100 Landscape Contract	12,200	12,400	200	24,500
<u>0</u>	<u>1,700</u>	<u>1,700</u>	1.700400 Trees	<u>840</u>	<u>3,400</u>	<u>2,560</u>	<u>3,500</u>
1,221	0	(1,221)	1.700700 Flowers, Beds & Shrubs	1,221	450	(771)	1,000
<u>1,747</u>	<u>200</u>	<u>(1,547)</u>	1.700900 Sprinklers	<u>3,976</u>	<u>1,100</u>	<u>(2,876)</u>	<u>2,000</u>
<u>0</u>	<u>0</u>	<u>0</u>	1.701500 Snow Removal	<u>3,185</u>	<u>2,900</u>	<u>(285)</u>	<u>4,600</u>
<u>2,533</u>	<u>0</u>	<u>(2,533)</u>	1.720300 Fences	<u>2,933</u>	<u>4,600</u>	<u>1,667</u>	<u>4,600</u>
8,550	4,900	(3,650)	TOTAL GROUNDS EXPENSE	24,354	24,850	496	40,200
UTILITIES							
36	13	(23)	1.800200 Electricity	198	91	(107)	160
<u>764</u>	<u>1,400</u>	<u>636</u>	1.800350 Water	<u>2,018</u>	<u>4,500</u>	<u>2,482</u>	<u>9,000</u>
<u>713</u>	<u>1,480</u>	<u>767</u>	1.800850 Trash / Recycling	<u>4,406</u>	<u>10,360</u>	<u>5,954</u>	<u>17,760</u>
1,513	2,893	1,380	TOTAL UTILITIES EXPENSE	6,621	14,951	8,330	26,920
ADMINISTRATIVE							
ADMINISTRATIVE GENERAL							
425	425	0	1.900100 Management	3,022	2,975	(47)	5,100
<u>0</u>	<u>67</u>	<u>67</u>	1.900400 Legal	<u>93</u>	<u>469</u>	<u>376</u>	<u>800</u>
<u>0</u>	<u>0</u>	<u>0</u>	1.900700 Insurance	<u>566</u>	<u>680</u>	<u>114</u>	<u>680</u>
<u>0</u>	<u>300</u>	<u>300</u>	1.901510 Community Activities	<u>245</u>	<u>300</u>	<u>55</u>	<u>325</u>
<u>0</u>	<u>0</u>	<u>0</u>	1.901700 Secretary of State/Filing Fees	<u>0</u>	<u>0</u>	<u>0</u>	<u>75</u>
<u>40</u>	<u>42</u>	<u>2</u>	1.902200 Office Supplies & Expense	<u>231</u>	<u>294</u>	<u>63</u>	<u>500</u>
<u>0</u>	<u>4</u>	<u>4</u>	1.902800 Website	<u>0</u>	<u>28</u>	<u>28</u>	<u>50</u>
<u>0</u>	<u>54</u>	<u>54</u>	1.904999 Other General Admin Expenses	<u>0</u>	<u>378</u>	<u>378</u>	<u>650</u>
465	892	427	TOTAL GENERAL ADMIN EXP	4,156	5,124	968	8,180
10,529	8,685	(1,844)	TOTAL OPERATING EXPENSES	35,132	44,925	9,793	75,350
(3,704)	(2,025)	(1,679)	NET OPERATING INCOME/(LOSS)	3,982	(2,875)	6,857	0