

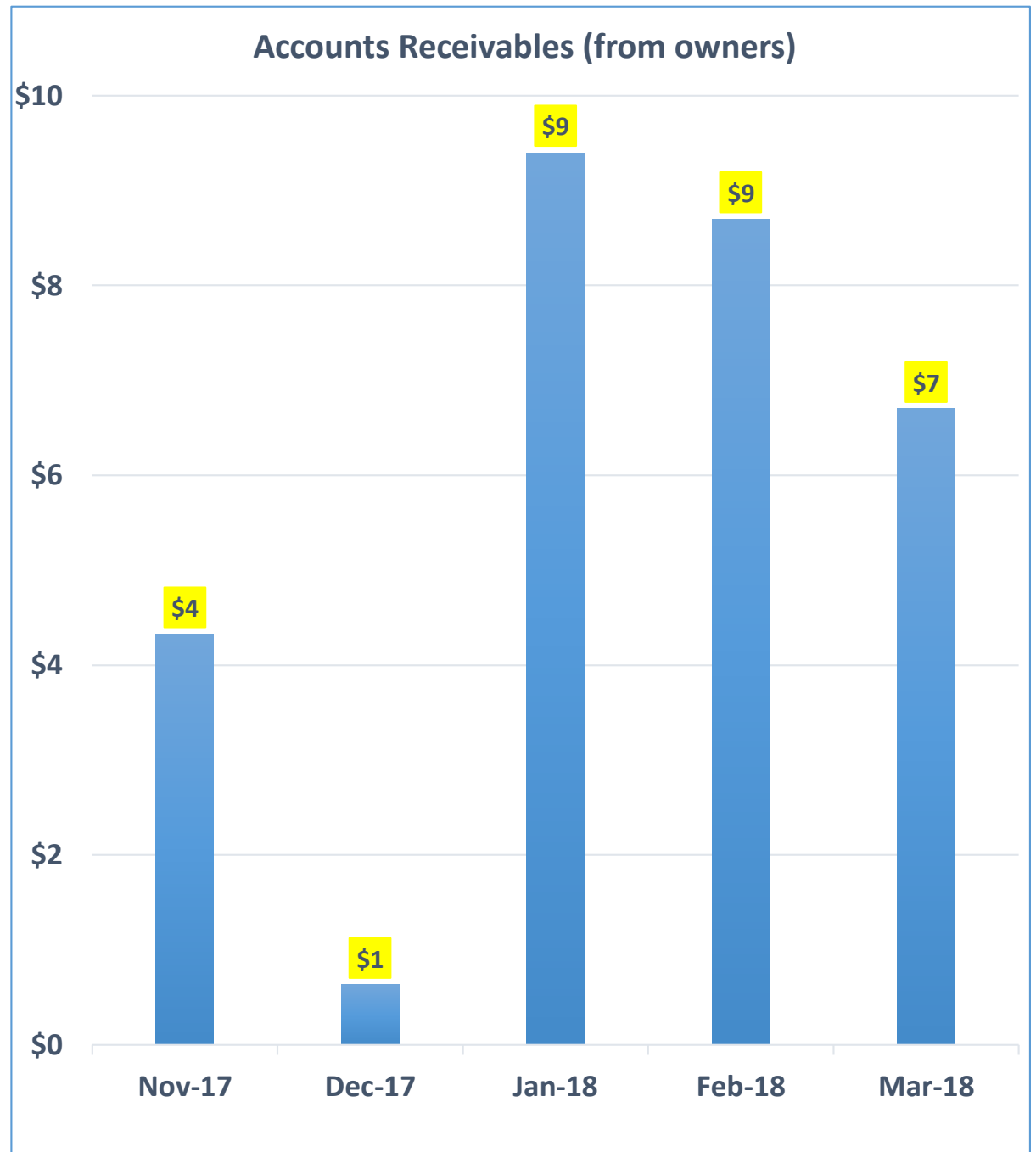
# April 2018 Board Meeting Financials

(actuals through March 2018)









**2018 Budget vs Forecast**

	<b>Budget</b>	<b>Forecast</b>	<b>Variance</b>	
Revenue	762,781	763,070	289	
<b>Expenses</b>				
Administrative	27,375	28,115	740	legal
Insurance	80,424	80,696	272	
Utilities	90,447	93,694	3,247	water
Contracts (includes conting)	131,370	127,250	(4,121)	contingency & misc
Repairs & Maintenance	125,519	125,670	151	
<b>Sub-total Expenses</b>	<b>455,136</b>	<b>455,425</b>	<b>290</b>	
Reserve Transfers	307,645	307,645	-	
<b>Total Expenses</b>	<b>762,781</b>	<b>763,070</b>	<b>290</b>	
<b>Net Income/(Loss)</b>	<b>0</b>	<b>(0)</b>	<b>(0)</b>	
<b>Contingency</b>	<b>9,000</b>	<b>6,066</b>	<b>(2,934)</b>	

<b>Reserves thru March 2018</b>	<b>Approved 2018</b>				
	<b>Schedule</b>	<b>Actual</b>	<b>Remain</b>	<b>Forecast</b>	<b>Schedule vs Fcst</b>
Elevator Modernization Bldg 1	\$75,000	\$16,548	\$59,452	\$76,000	\$1,000
Elevator Modernization Bldg 2	\$75,000	\$16,548	\$59,452	\$76,000	\$1,000
Clubhouse Roof	\$0	\$0	\$25,000	\$25,000	\$25,000
Water Infrastructure	\$20,000	\$0	\$2,000	\$2,000	(\$18,000)
Paint east side of garages & stairwell Interiors	\$16,400	\$12,848	\$4,000	\$16,848	\$448
Doors - Unit & Common (phase 3)	\$15,000	\$0	\$15,000	\$15,000	\$0
Dune Crossover Repair/Restoration	\$12,000	\$0	\$2,820	\$2,820	(\$9,180)
Asphalt Sealcoat/Rejuvenation	\$10,000	\$0	\$10,000	\$10,000	\$0
Pool Furniture & Umbrellas	\$10,000	\$0	\$2,189	\$2,189	(\$7,811)
Security System	\$7,500	\$0	\$7,500	\$7,500	\$0
Pool Heaters, Heat Pumps , Misc	\$0	\$0	\$7,200	\$7,200	\$7,200
Clubhouse Renovations & Furniture	\$5,000	\$0	\$5,000	\$5,000	\$0
Kitchen Renovations	\$5,000	\$0	\$5,000	\$5,000	\$0
B4 Trash Room Doors	\$0	\$0	\$4,700	\$4,700	\$4,700
Garage Door Hardware	\$4,000	\$0	\$4,000	\$4,000	\$0
Lobby AC Units	\$4,000	\$0	\$4,000	\$4,000	\$0
Catwalks Resurfacing	\$3,640	\$0	\$3,640	\$3,640	\$0
Restroom Interiors	\$3,000	\$0	\$3,000	\$3,000	\$0
Clubhouse Shutters	\$0	\$1,895	\$0	\$1,895	\$1,895
Balcony Painting & Repairs	\$1,000	\$0	\$1,000	\$1,000	\$0
	<b>\$266,540</b>	<b>\$47,839</b>	<b>\$224,953</b>	<b>\$272,792</b>	<b>\$6,252</b>

	<b>Begin</b>	<b>Contributions</b>	<b>Spending</b>	<b>End Plan</b>
<b>Approved 2018 Schedule</b>	<b>\$ 81,589</b>	<b>\$ 280,065</b>	<b>\$ 266,540</b>	<b>\$ 95,114</b>
<b>Actual</b>	<b>\$ 81,589</b>	<b>\$ 115,091</b>	<b>\$ 47,839</b>	<b>\$ 148,842</b>
<b>Forecast</b>	<b>\$ 81,589</b>	<b>\$ 337,144</b>	<b>\$ 272,792</b>	<b>\$ 145,942</b>