

The Gardens at Heritage Green CAI
Schedule I - Budget vs. Actual
February 2024

	Feb 24	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
Late Fee Income	64.50	43.00	21.50	150.0%
Member Monthly Assessment	26,985.00	27,735.00	(750.00)	97.3%
Setup Fees	0.00	200.00	(200.00)	0.0%
Total Income	27,049.50	27,978.00	(928.50)	96.7%
Expense				
Bank Service Charges	378.25	425.00	(46.75)	89.0%
Computer and Internet Expenses	89.47	81.90	7.57	109.2%
Filing Fees	0.00	0.00	0.00	0.0%
Garbage Service	1,584.00	1,584.00	0.00	100.0%
Insurance Expense	6,378.69	5,884.08	494.61	108.4%
Irrigation	680.00	833.00	(153.00)	81.6%
Landscaping and Groundskeeping				
Tree & Bushes	0.00	0.00	0.00	0.0%
Tru Green	1,500.00	1,600.00	(100.00)	93.8%
Landscaping and Groundskeeping - Other	8,728.75	6,888.75	1,840.00	126.7%
Total Landscaping and Groundskeeping	10,228.75	8,488.75	1,740.00	120.5%
Misc Expenses	0.00	0.00	0.00	0.0%
Office Expense	0.00	25.00	(25.00)	0.0%
Office Supplies	16.31	0.00	16.31	100.0%
Pest Control				
Other	0.00	538.00	(538.00)	0.0%
Termite	0.00	645.00	(645.00)	0.0%
Pest Control - Other	0.00	581.00	(581.00)	0.0%
Total Pest Control	0.00	1,764.00	(1,764.00)	0.0%
Postage and Delivery	125.18	6.00	119.18	2,086.3%
Professional Fees				
Accounting Expense	0.00	0.00	0.00	0.0%
Federal Taxes	0.00	0.00	0.00	0.0%
Legal Fees	0.00	0.00	0.00	0.0%
Total Professional Fees	0.00	0.00	0.00	0.0%
Property Management Fees	1,500.00	1,500.00	0.00	100.0%
Rent Expense	0.00	0.00	0.00	0.0%
Repairs and Maintenance	455.06	1,000.00	(544.94)	45.5%
Security Cameras	0.00	0.00	0.00	0.0%
Utilities				
Electric	194.37	186.13	8.24	104.4%
Water				
Other	0.00	816.00	(816.00)	0.0%
Private Fire Protection	325.63	0.00	325.63	100.0%

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Total Water	325.63	816.00	(490.37)	39.9%
Total Utilities	520.00	1,002.13	(482.13)	51.9%
Total Expense	21,955.71	22,593.86	(638.15)	97.2%
Net Ordinary Income	5,093.79	5,384.14	(290.35)	94.6%
Other Income/Expense				
Other Income				
Fines Assessed	0.00	0.00	0.00	0.0%
Interest Income	19.86	22.00	(2.14)	90.3%
Total Other Income	19.86	22.00	(2.14)	90.3%
Other Expense				
2024 Reserve Study	2,950.00			
Reserve Expenses				
Reserve Expense - New Roof	0.00	4,600.00	(4,600.00)	0.0%
Reserve Expenses-Painting	0.00	0.00	0.00	0.0%
Reserve Expenses - Other	0.00	0.00	0.00	0.0%
Total Reserve Expenses	0.00	4,600.00	(4,600.00)	0.0%
Total Other Expense	2,950.00	4,600.00	(1,650.00)	64.1%
Net Other Income	(2,930.14)	(4,578.00)	1,647.86	64.0%
Net Income	2,163.65	806.14	1,357.51	268.4%