

**Britton Falls by Del Webb HOA INC**  
**Balance Sheet**  
**12/31/2017**

**Assets**

Cash Operating

1015 - Pacific Premier Operating		\$92,374.06
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<u>Cash Operating Total</u>		\$92,374.06
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Cash Reserves

1025 - Pacific Premier Money Market		\$472,246.05
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<u>Cash Reserves Total</u>		\$472,246.05
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Other

1290 - Other Current Assets Utility Deposit		\$7,001.64
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<u>Other Total</u>		\$7,001.64
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<i>Assets Total</i>			\$571,621.75
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**Liabilities and Equity**

Other

2400 - Allocated Reserve Fund		\$485,198.97
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<u>Other Total</u>		\$485,198.97
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<u>Retained Earnings</u>		(\$17,198.93)
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<u>Net Income</u>		\$103,621.71
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<i>Liabilities &amp; Equity Total</i>			\$571,621.75
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**Britton Falls by Del Webb HOA INC**  
**Budget Comparison Report**  
**12/1/2017 - 12/31/2017**

	12/1/2017 - 12/31/2017			1/1/2017 - 12/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<u>Income</u>							
4000 - HOA Assessment	\$169,272.63	\$173,962.00	(\$4,689.37)	\$2,046,959.24	\$1,985,877.00	\$61,082.24	\$1,985,877.00
4010 - Landscape Maintenance	\$521.12	\$456.00	\$65.12	\$8,212.00	\$5,472.00	\$2,740.00	\$5,472.00
4100 - Late Charge Income	\$20.51	\$0.00	\$20.51	\$677.16	\$0.00	\$677.16	\$0.00
4130 - Collection Fees	\$0.00	\$0.00	\$0.00	\$328.50	\$0.00	\$328.50	\$0.00
4200 - Capital Contribution	\$7,189.00	\$0.00	\$7,189.00	\$56,963.64	\$0.00	\$56,963.64	\$0.00
4205 - Capital to Reserve	\$0.00	\$0.00	\$0.00	(\$27,819.98)	\$0.00	(\$27,819.98)	\$0.00
4300 - Developer Contribution	\$0.00	\$0.00	\$0.00	\$107,220.00	\$0.00	\$107,220.00	\$0.00
4400 - Other Income	\$276.00	\$450.00	(\$174.00)	\$7,974.50	\$5,400.00	\$2,574.50	\$5,400.00
4405 - Website Income	\$240.00	\$4,750.00	(\$4,510.00)	\$51,750.00	\$57,000.00	(\$5,250.00)	\$57,000.00
4420 - Clubhouse Rental	\$150.00	\$389.00	(\$239.00)	\$3,355.00	\$4,668.00	(\$1,313.00)	\$4,668.00
4425 - Fitness Income	\$3,269.00	\$3,850.00	(\$581.00)	\$41,452.99	\$46,200.00	(\$4,747.01)	\$46,200.00
4430 - Event Income	\$3,188.00	\$2,750.00	\$438.00	\$48,193.76	\$33,000.00	\$15,193.76	\$33,000.00
4431 - Event Income-Golf	\$0.00	\$0.00	\$0.00	\$2,120.00	\$21,940.00	(\$19,820.00)	\$21,940.00
7900 - Reserve Funding	\$0.00	(\$9,471.00)	\$9,471.00	(\$98,879.00)	(\$108,108.00)	\$9,229.00	(\$108,108.00)
<b>Total Income</b>	<b>\$184,126.26</b>	<b>\$177,136.00</b>	<b>\$6,990.26</b>	<b>\$2,248,507.81</b>	<b>\$2,051,449.00</b>	<b>\$197,058.81</b>	<b>\$2,051,449.00</b>
<b>Total Income</b>	<b>\$184,126.26</b>	<b>\$177,136.00</b>	<b>\$6,990.26</b>	<b>\$2,248,507.81</b>	<b>\$2,051,449.00</b>	<b>\$197,058.81</b>	<b>\$2,051,449.00</b>
<b>Expense</b>							
<u>Administration</u>							
5700 - Management Fees	\$5,268.00	\$5,166.00	(\$102.00)	\$59,760.00	\$58,968.00	(\$792.00)	\$58,968.00
5705 - Accounting	\$0.00	\$0.00	\$0.00	\$605.00	\$870.00	\$265.00	\$870.00
5710 - Legal Expense-Collections	\$190.00	\$468.00	\$278.00	\$4,305.33	\$5,616.00	\$1,310.67	\$5,616.00
5715 - Legal Expense-Violations	\$0.00	\$0.00	\$0.00	\$4,165.05	\$0.00	(\$4,165.05)	\$0.00
5725 - Taxes-Property	\$0.00	\$0.00	\$0.00	\$975.66	\$3,600.00	\$2,624.34	\$3,600.00
5730 - Taxes Federal/State	\$0.00	\$0.00	\$0.00	\$227.43	\$0.00	(\$227.43)	\$0.00
5735 - Insurance	\$0.00	\$0.00	\$0.00	\$31,842.00	\$27,252.00	(\$4,590.00)	\$27,252.00
5740 - Annual Corporate Report	\$0.00	\$0.00	\$0.00	\$0.00	\$35.00	\$35.00	\$35.00
5745 - Fees/Dues/Licenses	\$1,086.77	\$0.00	(\$1,086.77)	\$2,997.02	\$2,875.00	(\$122.02)	\$2,875.00
5750 - Postage	\$24.97	\$100.00	\$75.03	\$751.89	\$1,200.00	\$448.11	\$1,200.00
5755 - Copies/Printing/Supplies	\$1,523.82	\$1,300.00	(\$223.82)	\$15,511.97	\$15,600.00	\$88.03	\$15,600.00
5760 - Subscriptions	\$0.00	\$0.00	\$0.00	\$1,502.68	\$1,022.00	(\$480.68)	\$1,022.00
5765 - Bank Charges	\$179.35	\$80.00	(\$99.35)	\$1,798.04	\$960.00	(\$838.04)	\$960.00
5770 - Mileage	\$0.00	\$40.00	\$40.00	\$193.75	\$480.00	\$286.25	\$480.00
5775 - Web Hosting	\$0.00	\$2,953.00	\$2,953.00	\$2,953.20	\$2,953.00	(\$0.20)	\$2,953.00
5780 - Computer Maintenance	\$483.00	\$0.00	(\$483.00)	\$11,410.10	\$4,500.00	(\$6,910.10)	\$4,500.00
<b>Total Administration</b>	<b>\$8,755.91</b>	<b>\$10,107.00</b>	<b>\$1,351.09</b>	<b>\$138,999.12</b>	<b>\$125,931.00</b>	<b>(\$13,068.12)</b>	<b>\$125,931.00</b>
<u>Clubhouse</u>							
5200 - Clubhouse Maintenance & Repair	\$5,117.90	\$800.00	(\$4,317.90)	\$26,101.47	\$9,600.00	(\$16,501.47)	\$9,600.00
5205 - Clubhouse Equipment Repair	\$1,922.64	\$800.00	(\$1,122.64)	\$21,684.22	\$9,600.00	(\$12,084.22)	\$9,600.00
5210 - Clubhouse Floor Cleaning	\$0.00	\$700.00	\$700.00	\$5,567.16	\$8,400.00	\$2,832.84	\$8,400.00
5215 - Clubhouse Janitorial	\$538.15	\$3,000.00	\$2,461.85	\$38,318.29	\$33,000.00	(\$5,318.29)	\$33,000.00
5220 - Painting and Decorating	\$0.00	\$0.00	\$0.00	\$189.25	\$0.00	(\$189.25)	\$0.00
5225 - HVAC Repair & Maintenance	\$0.00	\$725.00	\$725.00	\$16,318.98	\$8,700.00	(\$7,618.98)	\$8,700.00
5230 - Extermination	\$0.00	\$125.00	\$125.00	\$1,892.13	\$500.00	(\$1,392.13)	\$500.00
5235 - Alarm/Security	\$0.00	\$0.00	\$0.00	\$617.00	\$958.00	\$341.00	\$958.00
5240 - Recreation Supplies	\$0.00	\$375.00	\$375.00	\$1,741.60	\$4,500.00	\$2,758.40	\$4,500.00
5245 - Fitness Instruction	\$8,494.00	\$4,923.00	(\$3,571.00)	\$61,145.00	\$59,076.00	(\$2,069.00)	\$59,076.00
5250 - Fitness Equipment Maintenance	\$0.00	\$309.00	\$309.00	\$2,625.22	\$3,708.00	\$1,082.78	\$3,708.00

**Britton Falls by Del Webb HOA INC**  
**Budget Comparison Report**  
**12/1/2017 - 12/31/2017**

	12/1/2017 - 12/31/2017			1/1/2017 - 12/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
5255 - Kitchen Supplies	\$518.83	\$350.00	(\$168.83)	\$5,086.08	\$4,200.00	(\$886.08)	\$4,200.00
5300 - Pool Service Contract	\$0.00	\$7,222.00	\$7,222.00	\$79,903.37	\$86,664.00	\$6,760.63	\$86,664.00
5310 - Pool Maintenance & Repair	\$95.00	\$500.00	\$405.00	\$4,561.22	\$6,000.00	\$1,438.78	\$6,000.00
5335 - Bocce Ball Courts repairs & supplies	\$0.00	\$0.00	\$0.00	\$33.58	\$0.00	(\$33.58)	\$0.00
5405 - Event Expense	\$619.71	\$2,380.00	\$1,760.29	\$47,049.84	\$28,560.00	(\$18,489.84)	\$28,560.00
5406 - Event Expense-Golf Outing	\$0.00	\$0.00	\$0.00	\$302.00	\$21,940.00	\$21,638.00	\$21,940.00
5410 - Holiday Decorations	\$17.06	\$6,000.00	\$5,982.94	\$9,266.06	\$8,000.00	(\$1,266.06)	\$8,000.00
<b>Total Clubhouse</b>	<b>\$17,323.29</b>	<b>\$28,209.00</b>	<b>\$10,885.71</b>	<b>\$322,402.47</b>	<b>\$293,406.00</b>	<b>(\$28,996.47)</b>	<b>\$293,406.00</b>
<u>Common Area Maintenance</u>							
5000 - Mowing & Edging-Common Area	\$6,926.70	\$6,926.63	(\$0.07)	\$94,901.64	\$83,120.00	(\$11,781.64)	\$83,120.00
5005 - Mulch & Maintenance-Common Area	\$2,495.50	\$2,445.12	(\$50.38)	\$33,690.65	\$29,341.00	(\$4,349.65)	\$29,341.00
5010 - Tree & Shrub Chemicals	\$418.26	\$390.88	(\$27.38)	\$5,356.52	\$4,691.00	(\$665.52)	\$4,691.00
5015 - Turf Chemicals-Common Area	\$1,625.84	\$1,721.25	\$95.41	\$24,735.94	\$20,655.00	(\$4,080.94)	\$20,655.00
5020 - Tree & Shrub Pruning-Common Area	\$301.59	\$301.62	\$0.03	\$5,936.03	\$3,619.00	(\$2,317.03)	\$3,619.00
5025 - Irrigation Maintenance-Common Area	\$1,494.42	\$890.87	(\$603.55)	\$30,679.71	\$10,690.00	(\$19,989.71)	\$10,690.00
5030 - Seasonal Clean-Up-Common Area	\$178.39	\$178.38	(\$0.01)	\$5,199.67	\$2,141.00	(\$3,058.67)	\$2,141.00
5035 - Snow Removal	\$0.00	\$26,585.00	\$26,585.00	\$23,885.48	\$106,340.00	\$82,454.52	\$106,340.00
5040 - Annual Flowers	\$840.23	\$822.38	(\$17.85)	\$10,943.48	\$9,869.00	(\$1,074.48)	\$9,869.00
5045 - Tree/Sod/Plant Replacement	\$118.07	\$0.00	(\$118.07)	\$3,407.91	\$0.00	(\$3,407.91)	\$0.00
5100 - Common Area	\$3,250.31	\$500.00	(\$2,750.31)	\$19,129.39	\$6,000.00	(\$13,129.39)	\$6,000.00
5105 - Pet Stations/Cleanup	\$241.50	\$175.00	(\$66.50)	\$5,836.04	\$2,100.00	(\$3,736.04)	\$2,100.00
5120 - Fire Alarm Monitoring	\$0.00	\$0.00	\$0.00	\$1,137.65	\$0.00	(\$1,137.65)	\$0.00
5130 - Lighting Maintenance	\$3,560.83	\$1,150.00	(\$2,410.83)	\$16,475.13	\$13,800.00	(\$2,675.13)	\$13,800.00
5135 - Sign Maintenance	\$0.00	\$200.00	\$200.00	\$2,424.00	\$2,400.00	(\$24.00)	\$2,400.00
5180 - Holding Pond Maintenance	\$0.00	\$0.00	\$0.00	\$17,200.02	\$19,000.00	\$1,799.98	\$19,000.00
5185 - Fountain Maintenance	\$0.00	\$0.00	\$0.00	\$28,020.16	\$25,453.00	(\$2,567.16)	\$25,453.00
<b>Total Common Area Maintenance</b>	<b>\$21,451.64</b>	<b>\$42,287.13</b>	<b>\$20,835.49</b>	<b>\$328,959.42</b>	<b>\$339,219.00</b>	<b>\$10,259.58</b>	<b>\$339,219.00</b>
<u>Employment</u>							
5600 - Salaries	\$26,477.91	\$20,632.00	(\$5,845.91)	\$235,786.71	\$239,904.00	\$4,117.29	\$239,904.00
5610 - Human Resource Expense	\$5,364.05	\$3,020.00	(\$2,344.05)	\$35,852.74	\$35,088.00	(\$764.74)	\$35,088.00
5615 - Payroll Taxes	\$3,200.93	\$1,619.00	(\$1,581.93)	\$22,475.23	\$19,028.00	(\$3,447.23)	\$19,028.00
5620 - Benefits	\$1,157.98	\$599.00	(\$558.98)	\$22,338.42	\$7,188.00	(\$15,150.42)	\$7,188.00
5625 - Employment Expense	\$440.00	\$711.00	\$271.00	\$4,457.88	\$10,532.00	\$6,074.12	\$10,532.00
5630 - Workman's Comp. Ins.	\$1,162.11	\$3,500.00	\$2,337.89	\$5,571.46	\$3,500.00	(\$2,071.46)	\$3,500.00
5635 - Uniforms	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$500.00	\$500.00
<b>Total Employment</b>	<b>\$37,802.98</b>	<b>\$30,081.00</b>	<b>(\$7,721.98)</b>	<b>\$326,482.44</b>	<b>\$315,740.00</b>	<b>(\$10,742.44)</b>	<b>\$315,740.00</b>
<u>Grounds Maintenance</u>							
5001 - Mowing & Edging Homes	\$53,602.29	\$456.00	(\$53,146.29)	\$236,126.88	\$249,604.00	\$13,477.12	\$249,604.00
5006 - Mulch & Maintenance Homes	\$14,339.92	\$0.00	(\$14,339.92)	\$184,745.14	\$155,541.00	(\$29,204.14)	\$155,541.00
5011 - Tree & Shrub Chemicals Homes	\$4,655.93	\$0.00	(\$4,655.93)	\$26,043.02	\$28,164.00	\$2,120.98	\$28,164.00
5016 - Turf Chemicals Homes	\$18,628.71	\$0.00	(\$18,628.71)	\$51,820.59	\$37,457.00	(\$14,363.59)	\$37,457.00
5021 - Tree & Shrub Pruning Homes	\$0.00	\$0.00	\$0.00	\$79,814.96	\$91,210.00	\$11,395.04	\$91,210.00
5026 - Irrigation Maintenance Homes	\$2,141.63	\$0.00	(\$2,141.63)	\$56,513.92	\$58,477.00	\$1,963.08	\$58,477.00
5031 - Seasonal Clean-Up Homes	\$0.00	\$0.00	\$0.00	\$18,922.56	\$20,768.00	\$1,845.44	\$20,768.00
5050 - Seeding	\$434.19	\$0.00	(\$434.19)	\$10,923.30	\$0.00	(\$10,923.30)	\$0.00

**Britton Falls by Del Webb HOA INC**  
**Budget Comparison Report**  
**12/1/2017 - 12/31/2017**

	12/1/2017 - 12/31/2017			1/1/2017 - 12/31/2017			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<u>Total Grounds Maintenance</u>	\$93,802.67	\$456.00	(\$93,346.67)	\$664,910.37	\$641,221.00	(\$23,689.37)	\$641,221.00
<u>Social</u>							
5400 - Social Committee	\$20.93	\$0.00	(\$20.93)	\$160.93	\$0.00	(\$160.93)	\$0.00
<u>Total Social</u>	\$20.93	\$0.00	(\$20.93)	\$160.93	\$0.00	(\$160.93)	\$0.00
<u>Utilities</u>							
5500 - Electric	\$4,054.16	\$6,900.00	\$2,845.84	\$120,268.65	\$105,600.00	(\$14,668.65)	\$105,600.00
5505 - Water & Sanitation	\$4,188.79	\$13,428.87	\$9,240.08	\$153,659.06	\$161,146.00	\$7,486.94	\$161,146.00
5510 - Telephone	\$615.80	\$676.00	\$60.20	\$6,626.53	\$6,852.00	\$225.47	\$6,852.00
5515 - Refuse Collection	\$101.46	\$10,642.00	\$10,540.54	\$106,373.64	\$121,474.00	\$15,100.36	\$121,474.00
5520 - Cable & Internet	\$599.40	\$400.00	(\$199.40)	\$5,172.42	\$4,200.00	(\$972.42)	\$4,200.00
5525 - Natural Gas	\$2,266.80	\$3,000.00	\$733.20	\$22,542.83	\$36,000.00	\$13,457.17	\$36,000.00
<u>Total Utilities</u>	\$11,826.41	\$35,046.87	\$23,220.46	\$414,643.13	\$435,272.00	\$20,628.87	\$435,272.00
<b>Total Expense</b>	<b>\$190,983.83</b>	<b>\$146,187.00</b>	<b>(\$44,796.83)</b>	<b>\$2,196,557.88</b>	<b>\$2,150,789.00</b>	<b>(\$45,768.88)</b>	<b>\$2,150,789.00</b>
Operating Net Income	(\$6,857.57)	\$30,949.00	(\$37,806.57)	\$51,949.93	(\$99,340.00)	\$151,289.93	(\$99,340.00)
<u>Reserve Income</u>							
<u>Reserve Income</u>							
8000 - Reserve Income	\$0.00	\$0.00	\$0.00	\$126,698.98	\$0.00	\$126,698.98	\$0.00
8005 - Reserve Interest	\$141.09	\$0.00	\$141.09	\$1,621.40	\$0.00	\$1,621.40	\$0.00
<u>Total Reserve Income</u>	\$141.09	\$0.00	\$141.09	\$128,320.38	\$0.00	\$128,320.38	\$0.00
<b>Total Reserve Income</b>	<b>\$141.09</b>	<b>\$0.00</b>	<b>\$141.09</b>	<b>\$128,320.38</b>	<b>\$0.00</b>	<b>\$128,320.38</b>	<b>\$0.00</b>
<u>Reserve Expense</u>							
<u>Reserve Expense</u>							
9005 - Landscaping and Grounds	\$0.00	\$0.00	\$0.00	\$0.00	\$6,000.00	\$6,000.00	\$6,000.00
9010 - Pool	\$0.00	\$0.00	\$0.00	\$4,300.00	\$24,000.00	\$19,700.00	\$24,000.00
9015 - Clubhouse	\$0.00	\$0.00	\$0.00	\$54,186.25	\$11,000.00	(\$43,186.25)	\$11,000.00
9025 - Lake and Pond	\$0.00	\$0.00	\$0.00	\$18,162.35	\$7,000.00	(\$11,162.35)	\$7,000.00
<u>Total Reserve Expense</u>	\$0.00	\$0.00	\$0.00	\$76,648.60	\$48,000.00	(\$28,648.60)	\$48,000.00
<b>Total Reserve Expense</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$76,648.60</b>	<b>\$48,000.00</b>	<b>(\$28,648.60)</b>	<b>\$48,000.00</b>
Reserve Net Income	\$141.09	\$0.00	\$141.09	\$51,671.78	(\$48,000.00)	\$99,671.78	(\$48,000.00)
Net Income	(\$6,716.48)	\$30,949.00	(\$37,665.48)	\$103,621.71	(\$147,340.00)	\$250,961.71	(\$147,340.00)

## BRITTON FALLS BY DEL WEBB

December

2017

## Monthly Variance Report

Account	Variance	
	Amount	Explanation
<b>Income</b>		
4010 - Landscape Maintenance	\$ 65.12	Additional Landscape payments for year
4100 - Late Charge Income	\$ 20.51	Unbudgeted income collected from past due accounts
4200 - Capital Contribution	\$ 7,189.00	5 closings/unbudgeted account
4400 - Other Income	\$ (174.00)	Payment Tech
4405 - Website Income	\$ (4,510.00)	Collection on Marketplace sponsors
4420 - Clubhouse Rental	\$ (239.00)	2 Rental events during month
4425 - Fitness Income	\$ (581.00)	Decreased class attendance
4430 - Event Income	\$ 438.00	Planned events, holiday events
<b>Expense</b>		
5710 - Legal Expense-collect	\$278.00	November collection fees
5745 - Fees/Dues/Licenses	(\$1,086.77)	Motion Picture licencing, Hamilton County Pool/Spa
5750 - Postage	\$ 75.03	Mailings and files
5755 - Copies/Printing/Supplies	\$ (229.82)	Supplies, nametags, posters
5765 - Bank Charges	\$ (99.35)	Payment Tech credit card charges
5780 - Computer Maintenance	\$ (483.00)	Gamut monthly fee Blinds for pool/ping pong, 4 new faucets in ladies locker room
5200 - Clubhouse Maintenance	\$ (4,317.90)	room
5205 - Clubhouse Equip. Repair	\$ (1,122.64)	Premere Group, villa sound and Chateau door opener
5215 - Clubhouse Janitorial	\$ 2,461.85	Cleaning and Supplies including the Villa
5245 - Fitness Instruction	\$ (3,571.00)	Two invoices for Sabrina (Simply Healthy) #46/47
5255 - Kitchen Supplies	\$ (168.83)	Klines, Culligan water for fitness room
5310 - Pool Maint and Repair	\$ 405.00	Pyle Pools fewer maintenance issues than budgeted
5405 - Event Expense	\$ 1,760.29	Indianapolis Symphony, New Horizons band
5410 - Holiday Decorations	\$ 5,982.94	Set up/take down paid in spring
5025 - Irrigation Maint CA	\$ (603.55)	Budgeted over 12 months plus seasonal repairs
5045 - Tree/Sod/Plant Replace	\$ (118.07)	Chateau plant removal, replacement
5100 - Common Area	\$ (2,750.31)	Hittle Landscape CA repairs and upgrades
5105 - Pet Stations/Clean up	\$ (66.50)	Pet station additions and vendor change
5130 - Lighting Maint	\$ (2,410.83)	Street lights repair/replace bulbs and photo eye
5600 - Salaries	\$ (5,845.91)	Payroll payments
5610 - Human Resource Exp	\$ (2,344.05)	Payroll payments
5615 - Payroll Taxes	\$ (1,581.93)	Payroll payments
5620 - Benefits	\$ (558.98)	All employees, including managers
5625 - Employment Expense	\$ 271.00	Cost of processing payroll, Chick -fil-A
5630 - Workman's Comp Ins	\$ 2,337.89	Budgeted in December
5001 - Mowing and Edging H	\$ (53,146.29)	Two months of invoices 12/8 & 12/15
5006 - Mulch & Maint H	\$ (14,339.92)	Based on home count 3 sections
5011 - Tree and Shrub Chem H	\$ (4,655.93)	Fall application
5016 - Turf Chemicals H	\$ (18,628.71)	Soil improvement application
5026 - Irrigation Maint H	\$ (2,141.63)	Home irrigation repair work orders
5050 - Seeding	\$ (434.19)	Over seeding, swales, green lots
5500 - Electric	\$ 2,845.84	Fountains, irrigation, street lights
5505 - Water and Sanitation	\$ 9,240.08	Irrigation shut off
5515 - Refuse Collection	\$ 10,540.54	No "Home" invoice paid in the month
5525 - Natural Gas	\$ 733.20	Mild season, easy on pool heaters, less usage

## BRITTON FALLS BY DEL WEBB

December

2017

## YTD Variance Report

Account	Variance	
	Amount	Explanation
<b>Income</b>		
4010 - Landscape Maintenance	\$ 2,740.00	Additional landscape upgrades
4100 - Late Charge Income	\$ 677.16	Unbudgeted income, collected from past due accts
4130 - Collection Fees	\$ 328.50	Unbudgeted income, collected from past due accts
4200 - Capital Contribution	\$ 56,963.64	Unbudgeted income from closings
4400 - Other Income	\$ 2,574.50	Payment Tech, income for name tags
4420 - Clubhouse Rental	\$ (1,313.00)	Fewer room rentals, more group/street parties
4425 - Fitness Income	\$ (4,747.01)	Decreased class attendance
4430 - Event Income	\$ 15,193.76	Better attended, lower cost events
<b>Expense</b>		
5705 - Accounting	\$ 265.00	Income Tax preparation
5710 - Legal Expense Collection	\$ 1,310.67	Less expense than budgeted
5715 - Legal Expense Violations	\$ (4,165.05)	Pending issues
5725 - Taxes-Property	\$ 2,624.34	Spring and Fall Drainage Taxes
5730 - Taxes Federal/State	\$ (227.43)	
5735 - Insurance	\$ (4,590.00)	Additional coverage, premiums
5750 - Postage	\$ 448.11	Fewer mailings than expected
5760 - Subscriptions	\$ (480.68)	Wall Street Journal, Indianapolis Star
5765 - Bank Charges	\$ (838.04)	Payment Tech
5770 - Mileage	\$ 286.25	As submitted
5775 - Web Hosting	\$ (2,953.20)	Active Network, budgeted in December Canyon Falls, Gamut changeover; new laptops, Caliber
5780 - Computer Maintenance	\$ (6,910.10)	login
5200 - Clubhouse Maint/Repair	\$ (16,501.47)	Supplies, shorten doors in BR A(Hittle Const)
5205 - Clubhouse Equip. Repair	\$ (12,084.22)	Handicap doors, A & M Door
5210 - Clubhouse floor Cleaning	\$ 2,832.84	Includes furniture cleaning Cleaning Authority, 2nd building; window cleaning,
5215 - Clubhouse Janitorial	\$ (5,318.29)	supplies
5220 - Painting and Decorating	\$ (189.25)	Wilmar painting supplies, February during cleanup
5225 - HVAC Repair and Maint	\$ (7,618.98)	Dextron, rooftops and preventative maintenance
5230 - Extermination	\$ (1,392.13)	Muskrat trapping, voles, bug and pest control
5235 - Alarm/Security	\$ 341.00	As billed, paid twice a year
5240 - Recreation Supplies	\$ 2,758.40	Pool area, new items
5250 - Fitness Equip Maint	\$ 1,082.78	Fewer repairs than expected
5255 - Kitchen Supplies	\$ (886.08)	Includes Culligan water for workout room
5310 - Pool Maint/Repair	\$ 1,438.78	Any items for repair that is needed, less than planned
5335 - Bocce Ball Courts R/S	\$ (33.58)	Sand for the courts
5405 - Event Expense	\$ (18,489.84)	Includes future events(tickets), buses, all supplies
5410 - Holiday Decorations	\$ (1,266.06)	Set up, take down and replacement
5000 - Mowing/Edging CA	\$ (11,781.64)	Common area contracted over 12 months
5005 - Mulch/Maintenance CA	\$ (4,349.65)	Common area contracted over 12 months
5010 - Tree and Shrub Chem.	\$ (665.52)	Common area contracted over 12 months

**BRITTON FALLS BY DEL WEBB**

**December**

**2017**

5015 - Turf Chemicals	CA	\$	(4,080.94)	Additional mound, pond area behind
5020 - Tree/Shrub pruning	CA	\$	(2,317.06)	Common area contracted over 12 months
5025 - Irrigation Maint	CA	\$	(19,989.71)	Common area contracted over 12 months
5030 - Seasonal Clean up	CA	\$	(3,058.67)	Common Area contracted over 12 months
5035 - Snow Removal		\$	82,454.52	Based on actual, less than anticipated
5040 - Annual Flowers		\$	(1,074.48)	Seasonal plus replacement and care
5045 - Tree/Sod/Plant replace		\$	(3,407.91)	Replace pear tree on Del Webb Parkway
5100 - Common Area		\$	(13,129.39)	New bike rack, concrete repair
5105 - Pet Station Cleanup		\$	(3,736.04)	December carry over payments, new vendor
5120 - Fire Alarm Monitoring		\$	(1,137.65)	Villa item, Pulte reimbursed
5130 - Lighting Maintenance		\$	(2,675.13)	
5185 - Fountain		\$	(2,567.16)	
5615 - Payroll Taxes		\$	(3,447.23)	As billed monthly
5620 - Benefits		\$	(15,150.42)	Includes American Funds and CMS
5625 - Employment Expense		\$	6,074.12	Phones, Lunches
5630 - Workman's Comp Ins		\$	(2,071.46)	Employee injury insurance
5006 - Mulch and Maint	H	\$	(29,204.14)	Billed as completed
5016 - Turf Chemicals	H	\$	(14,363.59)	Budgeted by home count
5021 - Tree/Shrub Prune Home		\$	11,395.04	Tree removal for safety reasons at homes
5050 - Seeding		\$	(10,923.30)	Over seeding in needed areas
5500 - Electric		\$	(14,666.65)	Dry Summer and Fall irrigation
5515 - Refuse Collection		\$	15,100.36	
5520 - Cable and Internet		\$	(972.42)	Additional payment
5525 - Natural Gas		\$	13,457.17	Mild winter, less consumption