

La Solana Condominium Association
Income/Expense Statement - Reserve Fund
Period: 1/1/2026 - 1/31/2026

<u>Description</u>	<u>Current Period</u>			<u>Year-To-Date</u>			<u>Yearly Budget</u>
	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	
<u>INCOME</u>							
<u>INCOME ACCOUNTS</u>							
8010 Reserve Allocation	25,833.34	25,833.34	0.00	25,833.34	25,833.34	0.00	310,000.00
8020 Reserve Contributions	0.00	1,000.00	(1,000.00)	0.00	1,000.00	(1,000.00)	12,000.00
8050 Interest Income	719.98	60.00	659.98	719.98	60.00	659.98	720.00
SUBTOTAL INCOME ACCOUNTS	26,553.32	26,893.34	(340.02)	26,553.32	26,893.34	(340.02)	322,720.00
TOTAL INCOME	26,553.32	26,893.34	(340.02)	26,553.32	26,893.34	(340.02)	322,720.00
<u>EXPENSES</u>							
<u>RESERVE EXPENDITURES</u>							
9187 Canopies-Golf CartParking	0.00	0.00	0.00	0.00	0.00	0.00	23,220.98
9245 Drywells	0.00	0.00	0.00	0.00	0.00	0.00	5,508.00
9725 Pool - Deck	0.00	0.00	0.00	0.00	0.00	0.00	3,996.00
9796 Reserve Study	150.00	0.00	(150.00)	150.00	0.00	(150.00)	0.00
9805 Roofing	0.00	0.00	0.00	0.00	0.00	0.00	113,404.00
SUBTOTAL RESERVE EXPENDITURES	150.00	0.00	(150.00)	150.00	0.00	(150.00)	146,128.98
TOTAL EXPENSES	150.00	0.00	(150.00)	150.00	0.00	(150.00)	146,128.98
CURRENT YEAR NET INCOME/(LOSS)	26,403.32	26,893.34	(490.02)	26,403.32	26,893.34	(490.02)	176,591.02

La Solana Condominium Association

Income/Expense Statement - Operating Fund

Period: 1/1/2026 - 1/31/2026

Description	Current Period			Year-To-Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<u>INCOME</u>							
<u>INCOME ACCOUNTS</u>							
4010 Homeowner Assessments	100,572.17	100,572.17	0.00	100,572.17	100,572.17	0.00	1,206,866.04
4080 Rental Income	700.00	583.34	116.66	700.00	583.34	116.66	7,000.00
4120 Collection Fees	0.00	20.84	(20.84)	0.00	20.84	(20.84)	250.00
4145 Interest-Bank Accounts	2.82	4.16	(1.34)	2.82	4.16	(1.34)	50.00
4150 Late Fees	15.00	25.00	(10.00)	15.00	25.00	(10.00)	300.00
4190 Returned Item Fee	(35.00)	16.66	(51.66)	(35.00)	16.66	(51.66)	200.00
4340 Gate Openers / Remotes	45.00	41.66	3.34	45.00	41.66	3.34	500.00
4360 Lease Fee	550.00	166.66	383.34	550.00	166.66	383.34	2,000.00
SUBTOTAL INCOME ACCOUNTS	101,849.99	101,430.49	419.50	101,849.99	101,430.49	419.50	1,217,166.04
TOTAL INCOME	101,849.99	101,430.49	419.50	101,849.99	101,430.49	419.50	1,217,166.04
<u>EXPENSES</u>							
<u>UTILITIES</u>							
5040 Electric	5,972.03	6,000.00	27.97	5,972.03	6,000.00	27.97	72,000.00
5060 Gas	2,117.67	1,666.66	(451.01)	2,117.67	1,666.66	(451.01)	20,000.00
5120 Sanitation - Refuse	211.00	2,166.66	1,955.66	211.00	2,166.66	1,955.66	26,000.00
5140 Sewer	6,078.02	6,000.00	(78.02)	6,078.02	6,000.00	(78.02)	72,000.00
5160 Telephone	1,281.22	1,458.34	177.12	1,281.22	1,458.34	177.12	17,500.00
5180 Water - Bldg	4,442.86	4,000.00	(442.86)	4,442.86	4,000.00	(442.86)	48,000.00
5181 Water - Fire Sprinklers	234.19	237.50	3.31	234.19	237.50	3.31	2,850.00
5182 Water - Irrigation	1,973.75	2,833.34	859.59	1,973.75	2,833.34	859.59	34,000.00
SUBTOTAL UTILITIES	22,310.74	24,362.50	2,051.76	22,310.74	24,362.50	2,051.76	292,350.00
<u>MAINTENANCE</u>							
5215 Building Maint/Repair	0.00	2,916.66	2,916.66	0.00	2,916.66	2,916.66	35,000.00
5216 Backflow Inspection	0.00	83.34	83.34	0.00	83.34	83.34	1,000.00
5218 Club House Maint/Repair	2,112.82	833.34	(1,279.48)	2,112.82	833.34	(1,279.48)	10,000.00
5220 Common Area Maint/Repair	129.91	0.00	(129.91)	129.91	0.00	(129.91)	0.00
5226 Elevator Contract	3,312.92	3,528.25	215.33	3,312.92	3,528.25	215.33	42,339.00
5227 Elevator Maintenance	1,400.00	250.00	(1,150.00)	1,400.00	250.00	(1,150.00)	3,000.00
5230 Fire Sprinkler Insp.	0.00	166.66	166.66	0.00	166.66	166.66	2,000.00
5231 Fire Sprinkler Maintenance	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
5232 Fire Sprinkler Monitoring	0.00	20.84	20.84	0.00	20.84	20.84	250.00
5233 Annual fire ext. inspection	0.00	33.34	33.34	0.00	33.34	33.34	400.00
5260 Irrigation Maint/Repair	661.89	1,083.34	421.45	661.89	1,083.34	421.45	13,000.00
5262 Clubhouse Cleaning	1,900.00	1,900.00	0.00	1,900.00	1,900.00	0.00	22,800.00
5290 Landscape Extras	2,200.00	4,750.00	2,550.00	2,200.00	4,750.00	2,550.00	57,000.00

Description	Current Period			Year-to-Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
5295 Landscape Contract/Supplies	7,263.58	7,263.59	0.01	7,263.58	7,263.59	0.01	87,163.00
5306 On Site Maintenance Wages	6,512.00	6,500.00	(12.00)	6,512.00	6,500.00	(12.00)	78,000.00
5320 Exterminating	396.00	400.00	4.00	396.00	400.00	4.00	4,800.00
5321 Termite Control	143.75	125.00	(18.75)	143.75	125.00	(18.75)	1,500.00
5335 Pool/Spa Repairs	15,113.90	500.00	(14,613.90)	15,113.90	500.00	(14,613.90)	6,000.00
5340 Pool/Spa Service Contract	720.00	756.00	36.00	720.00	756.00	36.00	9,072.00
SUBTOTAL MAINTENANCE	41,866.77	31,360.36	(10,506.41)	41,866.77	31,360.36	(10,506.41)	376,324.00
SUPPLIES							
5500 Maintenance Supplies	159.94	583.34	423.40	159.94	583.34	423.40	7,000.00
5535 Lighting Supplies	1,942.94	291.66	(1,651.28)	1,942.94	291.66	(1,651.28)	3,500.00
5540 Pool/Spa Supplies/Chemicals	403.37	791.66	388.29	403.37	791.66	388.29	9,500.00
SUBTOTAL SUPPLIES	2,506.25	1,666.66	(839.59)	2,506.25	1,666.66	(839.59)	20,000.00
ADMINISTRATION							
5610 Accounting/Tax Prep/Corp Comm	0.00	850.00	850.00	0.00	850.00	850.00	850.00
5640 Bank Charges	0.00	100.00	100.00	0.00	100.00	100.00	100.00
5670 Collections	30.00	83.34	53.34	30.00	83.34	53.34	1,000.00
5671 Collections - Attorney	0.00	100.00	100.00	0.00	100.00	100.00	100.00
5673 Collection Agency Fee	0.00	100.00	100.00	0.00	100.00	100.00	100.00
5720 Insurance	4,957.63	5,911.16	953.53	4,957.63	5,911.16	953.53	70,934.00
5729 Annual Insurance Administration Fee	250.00	0.00	(250.00)	250.00	0.00	(250.00)	0.00
5730 Legal	0.00	833.34	833.34	0.00	833.34	833.34	10,000.00
5740 Management Fee	3,952.91	3,952.91	0.00	3,952.91	3,952.91	0.00	47,435.00
5800 Miscellaneous Office	165.25	83.34	(81.91)	165.25	83.34	(81.91)	1,000.00
5820 Office & Printing	991.49	333.17	(658.32)	991.49	333.17	(658.32)	3,998.04
5823 Office Administrative Wages	3,637.37	3,527.09	(110.28)	3,637.37	3,527.09	(110.28)	42,325.00
5824 Employee Payroll Taxes	877.13	795.84	(81.29)	877.13	795.84	(81.29)	9,550.00
5826 Payroll Services	964.78	1,250.00	285.22	964.78	1,250.00	285.22	15,000.00
5830 Permits	0.00	500.00	500.00	0.00	500.00	500.00	500.00
5840 Postage	493.07	66.66	(426.41)	493.07	66.66	(426.41)	800.00
5870 Social Expenses	162.38	416.66	254.28	162.38	416.66	254.28	5,000.00
5875 Billing Statements	480.96	525.00	44.04	480.96	525.00	44.04	6,300.00
5900 Taxes-Income	0.00	0.00	0.00	0.00	0.00	0.00	3,500.00
SUBTOTAL ADMINISTRATION	16,962.97	19,428.51	2,465.54	16,962.97	19,428.51	2,465.54	218,492.04
TOTAL OPERATING EXPENSES	83,646.73	76,818.03	(6,828.70)	83,646.73	76,818.03	(6,828.70)	907,166.04
CURRENT YEAR NET INCOME/(LOSS) BEFORE FUND TRANSFERS	18,203.26	24,612.46	(6,409.20)	18,203.26	24,612.46	(6,409.20)	310,000.00
FUND TRANSFERS							
6010 Reserve Allocation	25,833.34	25,833.34	0.00	25,833.34	25,833.34	0.00	310,000.00
SUBTOTAL FUND TRANSFERS	25,833.34	25,833.34	0.00	25,833.34	25,833.34	0.00	310,000.00
TOTAL EXPENSES	109,480.07	102,651.37	(6,828.70)	109,480.07	102,651.37	(6,828.70)	1,217,166.04

