

# FINANCIAL PACKAGE



Anthem Country Club

September 2023

# Anthem Country Club

## Balance Sheet

Period 09/30/2023

	Operating	Reserve	Total
<b>Assets</b>			
Operating Account			
11000 Operating Checking (CIT Bank)	83,573.70		83,573.70
11001 Operating Checking ICS (CIT Bank)	81,399.73		81,399.73
11031 Operating MM (EBT)	101,545.66		101,545.66
Total Operating Account	<u>266,519.09</u>		<u>266,519.09</u>
Reserve Account			
11500 Reserve MM (CIT Bank)		73,561.23	73,561.23
11501 Reserve Funds Savings ICS (CIT Bank)		145,519.46	145,519.46
11550 Reserve Funds (Charles Schwab)		247,243.87	247,243.87
11551 Reserve Investments (Charles Schwab)		9,309,997.12	9,309,997.12
11552 Reserve Interest Receivable		74,227.28	74,227.28
Total Reserve Account		<u>9,850,548.96</u>	<u>9,850,548.96</u>
Accounts Receivable			
12001 A/R - Other	717.40		717.40
12002 A/R - Assessments	28,744.84		28,744.84
12003 A/R - Legal Enforcement	5,521.60		5,521.60
12004 A/R - Violations	53,432.08		53,432.08
12010 Less Reserve for Bad Debt	(74,329.96)		(74,329.96)
12025 A/R - Anthem Community Council	405,751.30		405,751.30
Total Accounts Receivable	<u>419,837.26</u>		<u>419,837.26</u>
Asset			
12501 Prepaid Insurance	17,867.50		17,867.50
12800 Capitalized Assets	469,860.89		469,860.89
12801 Accumulated Depreciation	(313,879.48)		(313,879.48)
14000 Inventory	14,684.00		14,684.00
Total Asset	<u>188,532.91</u>		<u>188,532.91</u>
<b>Total Assets</b>	<u>874,889.26</u>	<u>9,850,548.96</u>	<u>10,725,438.22</u>
<b>Liabilities &amp; Equity</b>			
Liability			
21000 Accrued Expenses	274,653.71		274,653.71
21027 Accrued Paid Time Off	12,632.01		12,632.01
22000 Prepaid Assessments	318,842.50		318,842.50
Total Liability	<u>606,128.22</u>		<u>606,128.22</u>
Equity			

# Anthem Country Club

## Balance Sheet

Period 09/30/2023

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### Liabilities & Equity

Equity				
35101	Members' Equity-Prior Years	568,399.55		568,399.55
35201	Reserve Members' Equity-Prior Years		8,349,466.80	8,349,466.80
	Current Year Surplus/(Deficit)	(299,638.51)	1,501,082.16	1,201,443.65
	Total Equity	<u>268,761.04</u>	<u>9,850,548.96</u>	<u>10,119,310.00</u>
<b>Total Liabilities &amp; Equity</b>		<u>874,889.26</u>	<u>9,850,548.96</u>	<u>10,725,438.22</u>

# Anthem Country Club

## Budget Comparison Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<b><u>Assessment Revenue</u></b>							
40005 Assessments	301,830.00	300,930.00	900.00	2,711,991.00	2,708,370.00	3,621.00	3,611,160.00
TOTAL Assessment Revenue	301,830.00	300,930.00	900.00	2,711,991.00	2,708,370.00	3,621.00	3,611,160.00
<b><u>Other Operating Income</u></b>							
41035 Enhancement Fees	27,341.13	17,000.00	10,341.13	262,101.12	201,000.00	61,101.12	250,000.00
41047 ACC Fee Sharing Revenue	1,725.00	1,100.00	625.00	10,500.00	9,900.00	600.00	13,200.00
42003 Legal Fee Reimbursement	0.00	200.00	(200.00)	1,063.35	1,800.00	(736.65)	2,400.00
42005 CC&R Violation	2,940.00	3,100.00	(160.00)	40,273.52	27,900.00	12,373.52	37,200.00
42045 FOB / Gate / Key Income	4,659.00	5,000.00	(341.00)	42,334.80	43,900.00	(1,565.20)	60,000.00
42046 Verizon Easement Income	0.00	0.00	0.00	125,000.00	0.00	125,000.00	0.00
43001 Other Income	9,025.00	1,200.00	7,825.00	12,375.00	10,800.00	1,575.00	14,400.00
45001 Interest Income	373.17	200.00	173.17	3,692.90	1,800.00	1,892.90	2,400.00
49001 Transfers to Reserve Fund	(75,885.00)	(75,885.00)	0.00	(682,965.00)	(682,965.00)	0.00	(910,620.00)
49005 Transfer Enhancement Fees to Re	(27,341.13)	(17,000.00)	(10,341.13)	(262,101.12)	(201,000.00)	(61,101.12)	(250,000.00)
49007 Transfer to Reserve Fund - Additio	0.00	0.00	0.00	(500,000.00)	0.00	(500,000.00)	0.00
TOTAL Other Operating Income	(57,162.83)	(65,085.00)	7,922.17	(947,725.43)	(586,865.00)	(360,860.43)	(781,020.00)
TOTAL Income	244,667.17	235,845.00	8,822.17	1,764,265.57	2,121,505.00	(357,239.43)	2,830,140.00
<b>Expense</b>							
<b><u>Contracted Services</u></b>							
55004 Water Feature Contract	1,100.00	1,200.00	100.00	10,690.00	12,600.00	1,910.00	16,800.00
55006 Street Sweeping Contract	1,396.00	1,395.00	(1.00)	12,563.00	12,555.00	(8.00)	16,740.00

# Anthem Country Club

## Budget Comparison Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
55011 Gate Guard Contract	70,000.00	72,350.00	2,350.00	625,266.47	651,150.00	25,883.53	868,200.00
55014 Gate Maintenance Contract	2,000.00	2,000.00	0.00	18,300.00	18,000.00	(300.00)	24,000.00
55022 Janitorial Contract	271.00	266.00	(5.00)	2,439.00	2,394.00	(45.00)	3,192.00
55025 Landscape Contract	42,000.00	42,258.00	258.00	372,967.65	380,322.00	7,354.35	507,096.00
55035 Management Contract	40,763.58	42,143.00	1,379.42	389,974.57	379,287.00	(10,687.57)	507,716.00
55115 Exterminating Contract	45.00	45.00	0.00	360.00	405.00	45.00	540.00
<b>TOTAL Contracted Services</b>	<b>157,575.58</b>	<b>161,657.00</b>	<b>4,081.42</b>	<b>1,432,560.69</b>	<b>1,456,713.00</b>	<b>24,152.31</b>	<b>1,944,284.00</b>
<b><u>General &amp; Administrative</u></b>							
51028 Mileage Reimb	147.84	190.00	42.16	1,559.04	1,710.00	150.96	2,280.00
51035 Postage & Copies	646.78	700.00	53.22	6,312.34	7,792.00	1,479.66	10,892.00
51036 Printing & Forms	0.00	0.00	0.00	1,851.85	750.00	(1,101.85)	1,000.00
51045 Office Expenses	0.00	500.00	500.00	1,735.28	4,500.00	2,764.72	6,000.00
51046 Gate Access Devices	1,202.48	2,665.00	1,462.52	20,701.61	21,990.00	1,288.39	29,985.00
51053 Consulting Fees	0.00	0.00	0.00	3,450.00	900.00	(2,550.00)	1,200.00
51065 Insurance	2,115.00	1,600.00	(515.00)	18,410.91	13,500.00	(4,910.91)	18,300.00
51066 Insurance - D&O	437.50	500.00	62.50	3,505.75	4,250.00	744.25	5,750.00
51125 Meeting & Community	1,000.00	0.00	(1,000.00)	15,066.36	11,600.00	(3,466.36)	16,860.00
51126 Entertainment Costs	0.00	0.00	0.00	254.61	550.00	295.39	700.00
51147 Resident Communications Expens	2,102.07	2,200.00	97.93	20,812.48	19,800.00	(1,012.48)	27,200.00
51155 Legal Fees - General	1,560.00	2,100.00	540.00	12,820.50	18,900.00	6,079.50	25,200.00
51156 Legal Fees - Collections	0.00	200.00	200.00	1,391.85	1,800.00	408.15	2,400.00
51164 Licenses, Permits, & Certifications	1,220.00	1,095.00	(125.00)	10,355.00	9,855.00	(500.00)	13,140.00
51165 Taxes, Licenses & Fees	0.00	210.00	210.00	0.00	210.00	210.00	210.00





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Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
51166 Property Taxes	19.28	165.00	145.72	19.28	165.00	145.72	165.00
51167 Income Taxes - State	0.00	0.00	0.00	1,854.00	8,400.00	6,546.00	11,200.00
51168 Income Taxes - Federal	7,500.00	0.00	(7,500.00)	69,733.00	35,520.00	(34,213.00)	47,360.00
51176 Payment Processing Fees	160.54	185.00	24.46	4,094.36	1,695.00	(2,399.36)	2,195.00
51195 CPA Services	0.00	0.00	0.00	11,725.00	12,250.00	525.00	12,250.00
51216 Bad Debt Expense - Assessments	10,470.94	2,500.00	(7,970.94)	3,215.34	7,500.00	4,284.66	10,000.00
51217 Bad Debt Expense - Legal & Collec	0.00	70.00	70.00	1,063.35	630.00	(433.35)	840.00
51218 Bad Debt Expense - Late Fees, Vir	1,040.60	500.00	(540.60)	1,609.10	4,500.00	2,890.90	6,000.00
51256 Educational Expense	0.00	45.00	45.00	305.00	920.00	615.00	1,055.00
51276 Equipment Purchase	(1,725.84)	0.00	1,725.84	2,137.53	5,111.00	2,973.47	6,611.00
51305 Signs	0.00	600.00	600.00	518.74	3,200.00	2,681.26	3,200.00
51370 Verizon Consulting Fees	36,710.00	0.00	(36,710.00)	36,710.00	0.00	(36,710.00)	0.00
59005 Depreciation Expense	790.88	953.00	162.12	7,117.92	8,577.00	1,459.08	11,436.00
<b>TOTAL General &amp; Administrative</b>	<b>65,398.07</b>	<b>16,978.00</b>	<b>(48,420.07)</b>	<b>258,330.20</b>	<b>206,575.00</b>	<b>(51,755.20)</b>	<b>273,429.00</b>
<b><u>Repairs &amp; Maintenance</u></b>							
53005 Common Area Maintenance	0.00	1,300.00	1,300.00	6,399.78	11,700.00	5,300.22	15,600.00
53017 Drainage System Maintenance	0.00	0.00	0.00	0.00	5,335.00	5,335.00	5,335.00
53027 Janitorial Supplies	0.00	0.00	0.00	940.05	330.00	(610.05)	440.00
53035 Lighting/Bulbs	0.00	300.00	300.00	9,007.55	2,700.00	(6,307.55)	3,600.00
53105 Building Maintenance & Repair	0.00	500.00	500.00	0.00	2,500.00	2,500.00	3,000.00
53315 Sprinkler Repairs	2,182.20	500.00	(1,682.20)	7,292.82	9,160.00	1,867.18	13,160.00
53325 Plant & Tree Replacement	0.00	1,000.00	1,000.00	8,340.00	9,000.00	660.00	12,000.00
53345 Tree Pruning	0.00	0.00	0.00	0.00	30,000.00	30,000.00	30,000.00



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## Budget Comparison Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
53375 Water Feature Maint	1,700.00	0.00	(1,700.00)	3,481.00	4,300.00	819.00	4,300.00
53405 Gate Maintenance & Repairs	250.00	1,800.00	1,550.00	30,354.36	16,200.00	(14,154.36)	21,600.00
53414 Self Help Expenses	0.00	0.00	0.00	0.00	250.00	250.00	500.00
53525 Vehicle Expenses	300.00	500.00	200.00	5,679.72	4,500.00	(1,179.72)	6,000.00
53526 Vehicle Payments	1,300.00	1,353.00	53.00	12,120.22	12,177.00	56.78	16,236.00
<b>TOTAL Repairs &amp; Maintenance</b>	<b>5,732.20</b>	<b>7,253.00</b>	<b>1,520.80</b>	<b>83,615.50</b>	<b>108,152.00</b>	<b>24,536.50</b>	<b>131,771.00</b>
<b>Utilities</b>							
52005 Electricity	6,247.35	23,450.00	17,202.65	184,786.42	211,050.00	26,263.58	281,400.00
52025 Water & Sewer	14,181.94	18,938.00	4,756.06	90,838.82	152,042.00	61,203.18	180,656.00
52061 Telephone	779.16	1,550.00	770.84	13,772.45	13,950.00	177.55	18,600.00
<b>TOTAL Utilities</b>	<b>21,208.45</b>	<b>43,938.00</b>	<b>22,729.55</b>	<b>289,397.69</b>	<b>377,042.00</b>	<b>87,644.31</b>	<b>480,656.00</b>
<b>TOTAL Expense</b>	<b>249,914.30</b>	<b>229,826.00</b>	<b>(20,088.30)</b>	<b>2,063,904.08</b>	<b>2,148,482.00</b>	<b>84,577.92</b>	<b>2,830,140.00</b>
<b>Current Year Surplus / (Deficit)</b>	<b>(5,247.13)</b>	<b>6,019.00</b>	<b>(11,266.13)</b>	<b>(299,638.51)</b>	<b>(26,977.00)</b>	<b>(272,661.51)</b>	<b>0.00</b>

# Anthem Country Club

## Budget Comparison Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Income</b>							
<b><u>Reserve Income</u></b>							
85001 Reserve Interest	11,504.30	22,557.24	(11,052.94)	220,532.84	197,067.54	23,465.30	265,545.01
89001 Transfers from Operating Fund	75,885.00	75,885.00	0.00	682,965.00	682,965.00	0.00	910,620.00
89005 Transfer of Enhancement Fees	27,341.13	17,000.00	10,341.13	262,101.12	201,000.00	61,101.12	250,000.00
89007 Transfer to Reserve Fund - Additio	0.00	0.00	0.00	500,000.00	0.00	500,000.00	0.00
TOTAL Reserve Income	114,730.43	115,442.24	(711.81)	1,665,598.96	1,081,032.54	584,566.42	1,426,165.01
TOTAL Income	114,730.43	115,442.24	(711.81)	1,665,598.96	1,081,032.54	584,566.42	1,426,165.01
<b>Expense</b>							
<b><u>Reserve Expense</u></b>							
91008 Granite Replenishment	0.00	0.00	0.00	0.00	50,000.00	50,000.00	50,000.00
91011 Painting - Guardhouse	0.00	5,660.00	5,660.00	0.00	5,660.00	5,660.00	5,660.00
91012 Painting - Street Signage	0.00	0.00	0.00	7,751.00	0.00	(7,751.00)	16,000.00
91028 Paint - Wrought Iron	0.00	0.00	0.00	13,214.00	0.00	(13,214.00)	18,500.00
91031 Street Repair	0.00	0.00	0.00	113,676.80	251,000.00	137,323.20	251,000.00
91032 Concrete Repairs	10,650.00	0.00	(10,650.00)	10,650.00	0.00	(10,650.00)	0.00
91049 Pavement Consulting	0.00	0.00	0.00	19,225.00	17,578.00	(1,647.00)	17,578.00
91064 Pumps/Pump Station	0.00	0.00	0.00	0.00	0.00	0.00	11,000.00
91073 Water Fountain	0.00	0.00	0.00	0.00	0.00	0.00	68,000.00
92005 Monument Repairs	0.00	0.00	0.00	0.00	0.00	0.00	38,000.00
92010 Lighting	0.00	0.00	0.00	0.00	0.00	0.00	7,500.00
92015 Fountain Repairs	0.00	25,000.00	25,000.00	0.00	25,000.00	25,000.00	25,000.00



# Anthem Country Club

## Budget Comparison Statement

Posted 9/1/2023 To 9/30/2023 11:59:00 PM

	Current Month			Year to Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
TOTAL Reserve Expense	10,650.00	30,660.00	20,010.00	164,516.80	349,238.00	184,721.20	508,238.00
TOTAL Expense	10,650.00	30,660.00	20,010.00	164,516.80	349,238.00	184,721.20	508,238.00
<b>Current Year Surplus / (Deficit)</b>	104,080.43	84,782.24	19,298.19	1,501,082.16	731,794.54	769,287.62	917,927.01





# Budget Comparison Variance Report

Property: Anthem Country Club (10824)

Version: Standard

Report As Of: 9/30/2023

Account	Description	MTD Actual	MTD Budget	Variance \$	Var %	YTD Actual	YTD Budget	Variance \$	Var%	Reason for Variance
<b>Income</b>										
<b>Assessment Revenue</b>										
40005	Assessments	301,830	300,930	900	0	2,711,991	2,708,370	3,621	0	
	<b>Total Assessment Revenue:</b>	301,830	300,930	900		2,711,991	2,708,370	3,621		
<b>Other Operating Income</b>										
41035	Enhancement Fees	27,341	17,000	10,341	61	262,101	201,000	61,101	30	LEF 0.25% collected from COE beginning 10/1/18 transfers to Reserve
41047	ACC Fee Sharing Revenue	1,725	1,100	625	57	10,500	9,900	600	6	140 closings YTD
42003	Legal Fee Reimbursement	0	200	(200)	(100)	1,063	1,800	(737)	(41)	Offset by 51156
42005	CC&R Violation	2,940	3,100	(160)	(5)	40,274	27,900	12,374	44	Short term rental, gate damage, lot & speeding vios. Partially offset by 53405
42045	FOB / Gate / Key Income	4,659	5,000	(341)	(7)	42,335	43,900	(1,565)	(4)	Offset by 51046
42046	Verizon Easement Income	0	0	0	0	125,000	0	125,000	100	Jul - Easement agreement negotiated with Communication Consulting Group's assistance
43001	Other Income	9,025	1,200	7,825	652	12,375	10,800	1,575	15	Common area damage reimbursement - offset by 53405 & 53005
45001	Interest Income	373	200	173	87	3,693	1,800	1,893	105	
49001	Transfers to Reserve Fund	(75,885)	(75,885)	0	0	(682,965)	(682,965)	0	0	
49005	Transfer Enhancement Fees to Res	(27,341)	(17,000)	(10,341)	61	(262,101)	(201,000)	(61,101)	30	LEF 0.25% collected from COE beginning 10/1/18 transfers to Reserve
49007	Transfer to Reserve Fund - Additional	0	0	0	0	(500,000)	0	(500,000)	100	Jan - Board Approved 12.01.2022 excess operating trasferred to Reserves; Aug - Finance Comm Approved 08.15.2023
	<b>Total Other Operating Income:</b>	(57,163)	(65,085)	7,922		(947,725)	(586,865)	(360,860)		
	<b>Total Income:</b>	244,667	235,845	8,822		1,764,266	2,121,505	(357,239)		



# Budget Comparison Variance Report

Property: Anthem Country Club (10824)

Version: Standard

Report As Of: 9/30/2023

Account	Description	MTD Actual	MTD Budget	Variance \$	Var %	YTD Actual	YTD Budget	Variance \$	Var%	Reason for Variance
<b>Expenses</b>										
<b>Contracted Services</b>										
55004	Water Feature Contract	1,100	1,200	100	8	10,690	12,600	1,910	15	
55006	Street Sweeping Contract	1,396	1,395	(1)	(0)	12,563	12,555	(8)	(0)	
55011	Gate Guard Contract	70,000	72,350	2,350	3	625,266	651,150	25,884	4	
55014	Gate Maintenance Contract	2,000	2,000	0	0	18,300	18,000	(300)	(2)	
55022	Janitorial Contract	271	266	(5)	(2)	2,439	2,394	(45)	(2)	
55025	Landscape Contract	42,000	42,258	258	1	372,968	380,322	7,354	2	
55035	Management Contract	40,764	42,143	1,379	3	389,975	379,287	(10,688)	(3)	
55115	Exterminating Contract	45	45	0	0	360	405	45	11	
	<b>Total Contracted Services:</b>	<b>157,576</b>	<b>161,657</b>	<b>4,081</b>		<b>1,432,561</b>	<b>1,456,713</b>	<b>24,152</b>		
<b>General &amp; Administrative</b>										
51028	Mileage Reimb	148	190	42	22	1,559	1,710	151	9	
51035	Postage & Copies	647	700	53	8	6,312	7,792	1,480	19	
51036	Printing & Forms	0	0	0	0	1,852	750	(1,102)	(147)	
51045	Office Expenses	0	500	500	100	1,735	4,500	2,765	61	
51046	Gate Access Devices	1,202	2,665	1,463	55	20,702	21,990	1,288	6	
51053	Consulting Fees	0	0	0	0	3,450	900	(2,550)	(283)	<b>Jan</b> - Byrl Swanson, Architect for custom lot; <b>Apr</b> - JRC Designs 50% down
51065	Insurance	2,115	1,600	(515)	(32)	18,411	13,500	(4,911)	(36)	<b>May</b> - Insurance coverage cost increased for 2023 - 2024 renewal
51066	Insurance - D&O	438	500	63	13	3,506	4,250	744	18	
51125	Meeting & Community	1,000	0	(1,000)	(100)	15,066	11,600	(3,466)	(30)	<b>Feb &amp; Mar</b> - Election expense, annual meeting expense, <b>Jul</b> - Board Training caterer, <b>Sept</b> - 20% down for Volunteer Appreciation event at Ironwood



# Budget Comparison Variance Report

Property: Anthem Country Club (10824)

Version: Standard

Report As Of: 9/30/2023

Account	Description	MTD Actual	MTD Budget	Variance \$	Var %	YTD Actual	YTD Budget	Variance \$	Var%	Reason for Variance
51126	Entertainment Costs	0	0	0	0	255	550	295	54	
51147	Resident Communications Expense	2,102	2,200	98	4	20,812	19,800	(1,012)	(5)	Jan - Additional is Dec expense
51155	Legal Fees - General	1,560	2,100	540	26	12,821	18,900	6,080	32	
51156	Legal Fees - Collections	0	200	200	100	1,392	1,800	408	23	
51164	Licenses, Permits, & Certifications	1,220	1,095	(125)	(11)	10,355	9,855	(500)	(5)	
51165	Taxes, Licenses & Fees	0	210	210	100	0	210	210	100	
51166	Property Taxes	19	165	146	88	19	165	146	88	
51167	Income Taxes - State	0	0	0	0	1,854	8,400	6,546	78	
51168	Income Taxes - Federal	7,500	0	(7,500)	(100)	69,733	35,520	(34,213)	(96)	
51176	Payment Processing Fees	161	185	24	13	4,094	1,695	(2,399)	(142)	
51195	CPA Services	0	0	0	0	11,725	12,250	525	4	Mar - Audit complete
51216	Bad Debt Expense - Assessments	10,471	2,500	(7,971)	(319)	3,215	7,500	4,285	57	
51217	Bad Debt Expense - Legal & Collections	0	70	70	100	1,063	630	(433)	(69)	
51218	Bad Debt Expense - Late Fees, Vios	1,041	500	(541)	(108)	1,609	4,500	2,891	64	
51256	Educational Expense	0	45	45	100	305	920	615	67	
51276	Equipment Purchase	(1,726)	0	1,726	(100)	2,138	5,111	2,973	58	Feb - ABDI - Electronic FastAccess set-up fee, Mar - Barcode scanners for gate access, Jul-LIDAR Recalibration, Sept - Credit for return of Barcode scanners
51305	Signs	0	600	600	100	519	3,200	2,681	84	
51370	Verizon Consulting Fees	36,710	0	(36,710)	(100)	36,710	0	(36,710)	(100)	Sept - Communications Consulting Group and Frank Civil Consulting
59005	Depreciation Expense	791	953	162	17	7,118	8,577	1,459	17	
<b>Total General &amp; Administrative:</b>		65,398	16,978	(48,420)		258,330	206,575	(51,755)		



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Account	Description	MTD Actual	MTD Budget	Variance \$	Var %	YTD Actual	YTD Budget	Variance \$	Var%	Reason for Variance
<b>Repairs &amp; Maintenance</b>										
53005	Common Area Maintenance	0	1,300	1,300	100	6,400	11,700	5,300	45	Jan - \$4975 is Dec expense
53017	Drainage System Maintenance	0	0	0	0	0	5,335	5,335	100	
53027	Janitorial Supplies	0	0	0	0	940	330	(610)	(185)	
53035	Lighting/Bulbs	0	300	300	100	9,008	2,700	(6,308)	(234)	Mar & Jun - TAP Electric common area lighting repairs, Jul - TAP Electric common area & Gatehouse lighting repairs
53105	Building Maintenance & Repair	0	500	500	100	0	2,500	2,500	100	
53315	Sprinkler Repairs	2,182	500	(1,682)	(336)	7,293	9,160	1,867	20	
53325	Plant & Tree Replacement	0	1,000	1,000	100	8,340	9,000	660	7	Jan - \$8340 is 2022 Saguaro replacement, Dec expense
53345	Tree Pruning	0	0	0	0	0	30,000	30,000	100	
53375	Water Feature Maint	1,700	0	(1,700)	(100)	3,481	4,300	819		Jun - Replacement circulation 19 pump, \$1700 is for partial cleaning of fountain
53405	Gate Maintenance & Repairs	250	1,800	1,550	86	30,354	16,200	(14,154)	(87)	Partially offset by 42005 & 43001
53414	Self Help Expenses	0	0	0	0	0	250	250	100	
53525	Vehicle Expenses	300	500	200	40	5,680	4,500	(1,180)	(26)	Fuel cost increases
53526	Vehicle Payments	1,300	1,353	53	4	12,120	12,177	57		0 Patrol Truck Lease
<b>Total Repairs &amp; Maintenance:</b>		5,732	7,253	1,521		83,616	108,152	24,537		
<b>Utilities</b>										
52005	Electricity	6,247	23,450	17,203	73	184,786	211,050	26,264	12	
52025	Water & Sewer	14,182	18,938	4,756	25	90,839	152,042	61,203	40	
52061	Telephone	779	1,550	771	50	13,772	13,950	178	1	
<b>Total Utilities:</b>		21,208	43,938	22,730		289,398	377,042	87,644		
<b>Total Expenses:</b>		249,914	229,826	(20,088)		2,063,904	2,148,482	84,578		
<b>Net Surplus/Deficit:</b>		(5,247)	6,019	(11,266)		(299,639)	(26,977)	(272,662)		



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Account	Description	MTD Actual	MTD Budget	Variance \$	Var %	YTD Actual	YTD Budget	Variance \$	Var%	Reason for Variance
<b>Reserves</b>										
<b>Reserve Income</b>										
85001	Reserve Interest	11,504	22,557	(11,053)	(49)	220,533	197,068	23,465	12	
89001	Transfers from Operating Fund	75,885	75,885	0	0	682,965	682,965	0	0	
89005	Transfer of Enhancement Fees	27,341	17,000	10,341	61	262,101	201,000	61,101	30	
89007	Transfer to Reserve Fund - Additional	0	0	0	0	500,000	0	500,000	100	<b>Jan</b> - Board Approved 12.01.2022 excess operating trasferred to Reserves; <b>Aug</b> - Finance Comm Approved 08.15.2023
<b>Total Reserve Income:</b>		114,730	115,442	(712)		1,665,599	1,081,033	584,566		
<b>Reserve Expense</b>										
91008	Granite Replenishment	0	0	0	0	0	50,000	50,000	100	
91011	Painting - Guardhouse	0	5,660	5,660	100	0	5,660	5,660	100	
91012	Painting - Street Signage	0	0	0	0	7,751	0	(7,751)	(100)	<b>Mar</b> - CertaPro painting 42 community monuments and 4 clubhose signs
91028	Paint - Wrought Iron	0	0	0	0	13,214	0	(13,214)	(100)	<b>Mar</b> - CertaPro painting all wrought iron at gate areas
91031	Street Repair	0	0	0	0	113,677	251,000	137,323	55	<b>Jul</b> - MR Tanner: all work complete except Anthem Ridge, awaiting Verizon project completion
91032	Concrete Repairs	10,650	0	(10,650)	(100)	10,650	0	(10,650)	(100)	
91049	Pavement Consulting	0	0	0	0	19,225	17,578	(1,647)	(9)	<b>Apr</b> - 7% of Contract to Frank Civil Consulting; <b>May</b> - 20% of Contract; <b>Jul</b> - 80% of Contract \$11,550; <b>Aug</b> - 90% of Contract \$1925
92015	Fountain Repairs	0	25,000	25,000	100	0	25,000	25,000	100	
<b>Total Reserve Expense:</b>		10,650	30,660	20,010		164,517	349,238	184,721		
<b>Net Reserves Surplus/Deficit:</b>		104,080	84,782	19,298		1,501,082	731,795	769,288		