

Strathmore Riverside Villas Association, Inc.
Schedule of Revenues and Expenses - Actual vs. Budget (Accrual)
Operating Fund

(Amounts rounded to nearest dollar)

	Month Ending 09/30/2026				YTD 09/30/2026				Budget		
	\$ Actual	\$ Budget	\$ Variance	Var %	\$ Actual	\$ Budget	\$ Variance	Var %	\$ Annual	\$ Remaining	Rem %
Revenues											
Assessments											
Regular Assessments											
Full Rate	242,875	243,600	(725)	0%	2,192,400	2,192,400	0	0%	2,923,200	730,800	25%
TOTAL Regular Assessments	242,875	243,600	(725)	0%	2,192,400	2,192,400	0	0%	2,923,200	730,800	25%
Assessment Allocation											
Reserve Allocations	(46,704)	(46,704)	0	0%	(420,336)	(420,336)	0	0%	(560,448)	(140,112)	25%
TOTAL Assessment Allocation	(46,704)	(46,704)	0	0%	(420,336)	(420,336)	0	0%	(560,448)	(140,112)	25%
TOTAL Assessments	196,171	196,896	(725)	0%	1,772,064	1,772,064	0	0%	2,362,752	590,688	25%
Other Income											
Late Payment Charges	0	0	0	0%	250	0	250	100%	0	(250)	0%
Application Fees	611	417	194	47%	4,961	3,753	1,208	32%	5,000	39	1%
Clubhouse Rental Income	0	0	0	0%	100	0	100	100%	0	(100)	0%
Comcast Agreement	455	0	455	100%	15,029	0	15,029	100%	0	(15,029)	0%
Creekhouse Income	2,000	2,000	0	0%	20,000	18,000	2,000	11%	24,000	4,000	17%
Interest Income	625	500	125	25%	6,055	4,500	1,555	35%	6,000	(55)	(1%)
Marina Slip Fee	248	3,248	(3,000)	(92%)	37,394	29,232	8,162	28%	38,976	1,582	4%
Miscellaneous Income	0	83	(83)	(100%)	1,139	747	392	53%	1,000	(139)	(14%)
Owner Maintenance Chargeback	75	0	75	100%	720	0	720	100%	0	(720)	0%
Finance Fees	0	0	0	0%	4,476	0	4,476	100%	0	(4,476)	0%
Insurance Claim Income	551,305	0	551,305	100%	551,305	0	551,305	100%	0	(551,305)	0%
TOTAL Other Income	555,320	6,248	549,072	>999%	641,429	56,232	585,197	>999%	74,976	(566,453)	(756%)
TOTAL Revenues	751,491	203,144	548,347	270%	2,413,493	1,828,296	585,197	32%	2,437,728	24,235	1%
Expenses											
Operating Expenses											
Direct Operating Expenses											
Landscape Maintenance											
Backflow Check Irrigation	0	504	504	100%	800	4,534	3,734	82%	6,045	5,245	87%
Grounds Contract	18,347	17,265	(1,082)	(6%)	161,920	155,388	(6,531)	(4%)	207,185	45,265	22%
Irrigation System:	38	1,596	1,558	98%	5,209	14,364	9,155	64%	19,152	13,943	73%
Maint./Irrigation Contract											
Lawn & Grounds Supplies	195	403	208	52%	1,609	3,629	2,019	56%	4,838	3,229	67%
Mulch/Ground Cover	27	1,848	1,821	99%	2,694	16,632	13,938	84%	22,176	19,482	88%
Plants/Shrubs/Trees	38	756	718	95%	4,962	6,804	1,842	27%	9,072	4,110	45%

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Sod Replacement	0	1,596	1,596	100%	0	14,364	14,364	100%	19,152	19,152	100%
Tree Trimming/Removal	7,000	4,032	(2,968)	(74%)	35,880	36,288	408	1%	48,385	12,505	26%
TOTAL Landscape Maintenance	25,646	28,000	2,354	8%	213,075	252,004	38,929	15%	336,006	122,930	37%
Pool Operating Expenses											
Pool Contract/Repairs/Supplies	472	504	32	6%	5,046	4,536	(510)	(11%)	6,048	1,002	17%
Pool Permits	0	50	50	100%	400	454	54	12%	605	205	34%
TOTAL Pool Operating Expenses	472	554	83	15%	5,447	4,990	(457)	(9%)	6,653	1,207	18%
Maintenance											
A/C Service/Maint	0	416	416	100%	0	3,742	3,742	100%	4,990	4,990	100%
Backflow Non Irrigation	0	294	294	100%	500	2,646	2,146	81%	3,528	3,028	86%
Creekhouse Expense	55	252	197	78%	425	2,268	1,843	81%	3,024	2,599	86%
General Maintenance	824	1,680	856	51%	17,205	15,120	(2,085)	(14%)	20,160	2,955	15%
Ground Erosion Control	0	840	840	100%	2,822	7,560	4,738	63%	10,080	7,258	72%
Maintenance Equipment	0	84	84	100%	0	756	756	100%	1,008	1,008	100%
TOTAL Common Area Maintenance	879	3,566	2,687	75%	20,953	32,093	11,140	35%	42,790	21,837	51%
Repair & Maint - Amenity Center											
Clubhouse Maint/Repair	1,994	840	(1,154)	(137%)	4,845	7,560	2,715	36%	10,080	5,235	52%
Clubhouse Utilities	750	1,092	342	31%	6,746	9,828	3,082	31%	13,104	6,358	49%
Exercise Equipment Maintenance Agreement	0	67	67	100%	321	605	284	47%	806	485	60%
TOTAL Building Expenses	2,744	1,999	(745)	(37%)	11,912	17,993	6,081	34%	23,990	12,078	50%
Repairs/Maint - Rec. Fields & Equip.											
Rec. Facility Maint. & Supplies	0	546	546	100%	3,058	4,914	1,856	38%	6,552	3,494	53%
TOTAL Repairs/Maint - Rec. Fields & Equip.	0	546	546	100%	3,058	4,914	1,856	38%	6,552	3,494	53%
Exterminating											
Pest Control	0	687	687	100%	634	6,179	5,545	90%	8,238	7,604	92%
TOTAL Exterminating	0	687	687	100%	634	6,179	5,545	90%	8,238	7,604	92%
Telephone											
Cable TV	17,143	16,654	(489)	(3%)	137,855	149,885	12,030	8%	199,847	61,992	31%
Telephone	21	617	596	97%	6,644	5,557	(1,088)	(20%)	7,409	764	10%
TOTAL Telephone	17,164	17,271	107	1%	144,499	155,442	10,942	7%	207,256	62,756	30%
Water and Wastewater											

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Sewer	5,611	26,976	21,366	79%	157,506	242,787	85,281	35%	323,716	166,210	51%
Water	5,334	10,734	5,400	50%	76,041	96,602	20,560	21%	128,802	52,761	41%
TOTAL Water and Wastewater	10,944	37,710	26,765	71%	233,548	339,389	105,841	31%	452,518	218,971	48%
Electricity											
Electric	1,000	1,008	8	1%	9,467	9,072	(395)	(4%)	12,096	2,629	22%
Electric - Maintenance Shed	39	42	3	7%	349	378	29	8%	504	155	31%
TOTAL Electricity	1,039	1,050	11	1%	9,816	9,450	(365)	(4%)	12,600	2,785	22%
TOTAL Direct Operating Expenses	58,889	91,384	32,495	36%	642,941	822,453	179,512	22%	1,096,604	453,663	41%
General and Administrative Expenses											
Professional Fees											
Accounting/Audit Fees	0	973	973	100%	0	8,760	8,760	100%	11,680	11,680	100%
Auditing	0	646	646	100%	0	5,815	5,815	100%	7,754	7,754	100%
Legal	1,225	3,392	2,167	64%	13,652	30,531	16,879	55%	40,708	27,056	66%
Operational Reserves	6,480	1,212	(5,268)	(435%)	10,480	10,904	424	4%	14,539	4,059	28%
TOTAL Professional Fees	7,705	6,223	(1,482)	(24%)	24,132	56,011	31,879	57%	74,681	50,549	68%
Bad Debts											
Allowance for BD Adjustment	0	0	0	0%	(13,000)	0	13,000	100%	0	13,000	100%
Bad Debt Expense	0	2,423	2,423	100%	961	21,808	20,847	96%	29,077	28,116	97%
TOTAL Bad Debts	0	2,423	2,423	100%	(12,039)	21,808	33,847	155%	29,077	41,116	141%
Homeowner Communications											
News & Views Compilation	0	132	132	100%	770	1,191	421	35%	1,588	818	51%
Website	0	81	81	100%	0	727	727	100%	969	969	100%
TOTAL Homeowner Communications	0	213	213	100%	770	1,918	1,148	60%	2,557	1,787	70%
Insurance											
General, Property & Liability	75,615	76,284	669	1%	578,665	686,555	107,890	16%	915,407	336,742	37%
TOTAL Insurance	75,615	76,284	669	1%	578,665	686,555	107,890	16%	915,407	336,742	37%
Contracted Services											
Management Services Contract	1,824	1,768	(56)	(3%)	16,413	15,908	(505)	(3%)	21,211	4,798	23%
RM Other Fees	3,372	840	(2,532)	(301%)	14,595	7,560	(7,035)	(93%)	10,080	(4,515)	(45%)
TOTAL Contracted Services	5,195	2,608	(2,588)	(99%)	31,008	23,468	(7,540)	(32%)	31,291	283	1%
Administrative											
Background Check	323	364	42	11%	2,689	3,277	588	18%	4,369	1,680	38%

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Copier Lease	0	102	102	100%	3,281	918	(2,363)	(257%)	1,224	(2,057)	(168%)
Fees, Dues, License	0	169	169	100%	100	1,524	1,424	93%	2,032	1,932	95%
Miscellaneous Administrative	146	142	(5)	(3%)	1,042	1,276	233	18%	1,701	659	39%
Office Supplies, Postage, ETC	41	1,680	1,639	98%	7,821	15,120	7,299	48%	20,160	12,339	61%
Statements	20	8	(12)	(138%)	190	76	(114)	(151%)	101	(89)	(89%)
TOTAL Administrative Expenses	530	2,466	1,936	79%	15,123	22,190	7,067	32%	29,587	14,464	49%
Compensation											
Contract Labor	5,807	5,591	(216)	(4%)	51,053	50,320	(733)	(1%)	67,093	16,040	24%
Contract Services	5,720	5,544	(176)	(3%)	51,603	49,897	(1,706)	(3%)	66,529	14,926	22%
Contract Taxes/Insurance	567	3,377	2,811	83%	11,841	30,397	18,556	61%	40,529	28,688	71%
Labor OT	0	339	339	100%	205	3,049	2,844	93%	4,066	3,861	95%
Service OT	0	121	121	100%	0	1,090	1,090	100%	1,454	1,454	100%
TOTAL Compensation	12,094	14,973	2,879	19%	114,702	134,753	20,052	15%	179,671	64,969	36%
TOTAL General and Administrative Expenses	101,139	105,189	4,050	4%	752,362	946,703	194,342	21%	1,262,272	509,910	40%
TOTAL Operating Expenses	160,028	196,573	36,545	19%	1,395,303	1,769,156	373,853	21%	2,358,875	963,572	41%
Transfer to Reserves & Other Expenses											
Income Tax Expense	0	81	81	100%	0	727	727	100%	969	969	100%
Real Estate Tax	0	727	727	100%	0	6,542	6,542	100%	8,723	8,723	100%
TOTAL Transfer to Reserves & Other Expenses	0	808	808	100%	0	7,269	7,269	100%	9,692	9,692	100%
TOTAL Expenses	160,028	197,381	37,353	19%	1,395,303	1,776,425	381,123	21%	2,368,568	973,265	41%
NET SURPLUS (DEFICIT)	591,463	5,763	585,700	>999%	1,018,190	51,871	966,320	>999%	69,160	(949,030)	(>999%)

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