

Budget & Forecasting Revision Detail By Account Range Report

Property: Reservoir Apartments(2371) Book: Accrual Start Month: 01/2020 Duration: 12 Months Revision: 2020 Operating Budget

Account	Total	01/2020	02/2020	03/2020	04/2020	05/2020	06/2020	07/2020	08/2020	09/2020	10/2020	11/2020	12/2020
4020-0000 Gross Potential Rent	313,711.00	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.62
	313,711.00	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.62
Total	313,711.00	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.58	26,142.62
Narratives													
User: apeterson	Total rent due based on rent increases of 2% for 2020.												
4021-0001 Retail Rent	17,160.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00
	17,160.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00
Total	17,160.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00	1,430.00
Narratives													
User: apeterson	Retail space has not been rented for a long period of time, however we are including potential rent income as was done in 2019.												
4026-0000 Vacancy Loss	-15,492.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-3,158.00	-1,728.00	-1,728.00	-1,728.00	0.00	0.00
	-15,492.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-3,158.00	-1,728.00	-1,728.00	-1,728.00	0.00	0.00
Total	-15,492.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-1,430.00	-3,158.00	-1,728.00	-1,728.00	-1,728.00	0.00	0.00
Narratives													
User: apeterson	Assuming 2 non-renewals per month at an average rent of \$864 for the months of June-September. Assuming retail space is vacant January-June at rental rate of \$1430 per month.												
4209-0000 Late Charges/NSF Fees	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
Total	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
Narratives													
User: apeterson	1 late fee per month.												
4210-0000 Application Fee Income	100.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00	25.00	25.00	25.00	0.00	0.00
	100.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00	25.00	25.00	25.00	0.00	0.00
Total	100.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00	25.00	25.00	25.00	0.00	0.00
Narratives													
User: apeterson	\$25 application fee.												
4211-0000 Laundry Vending Income	4,500.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00
	4,500.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00
Total	4,500.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00
Narratives													
User: apeterson	Average income amount of \$375 per month per WASH Laundry Systems.												
4219-0000 Interest Income	4,560.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00
	4,560.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00
Total	4,560.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00	380.00
Narratives													
User: apeterson	Interest income has increased in 2019. 2020 reflects increase.												

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8010-0000	Janitorial Services	5,832.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00
	Description													
	Total for Account	5,832.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00
	Total	5,832.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00	486.00
	Narratives													
	User: apeterson	Average monthly charge for hallway cleaning.												
8010-0001	Janitorial Vacant Units	800.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00	200.00	200.00	0.00	0.00	0.00
	Description													
	Total for Account	800.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00	200.00	200.00	0.00	0.00	0.00
	Total	800.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00	200.00	200.00	0.00	0.00	0.00
	Narratives													
	User: apeterson	Approximately \$200 per vacant unit for cleaning services.												
8142-0000	HVAC	1,500.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00
	Description													
	Total for Account	1,500.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00
	Total	1,500.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00
	Narratives													
	User: apeterson	Estimated amount per 2019 budget.												
8171-0000	Trash Removal	4,140.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00
	Description													
	Total for Account	4,140.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00
	Total	4,140.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00	345.00
	Narratives													
	User: apeterson	Reflects 3% projected increase for 2020.												
8175-0000	Asphalt Repairs	400.00	0.00	0.00	0.00	400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Description													
	Total for Account	400.00	0.00	0.00	0.00	400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Total	400.00	0.00	0.00	0.00	400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Narratives													
	User: apeterson	Estimated amount for two areas needing minor repair.												
8182-0000	Electrical Repairs	1,090.00	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.87
	Description													
	Total for Account	1,090.00	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.87
	Total	1,090.00	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.83	90.87
	Narratives													
	User: apeterson	Projected cost based on 2019 budget.												
8200-0000	Maintenance Labor	43,335.00	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25
	Description													
	Total for Account	43,335.00	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25
	Total	43,335.00	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25	3,611.25
	Narratives													
	User: apeterson	Maintaining same budget as 2019.												

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Account		Total	01/2020	02/2020	03/2020	04/2020	05/2020	06/2020	07/2020	08/2020	09/2020	10/2020	11/2020	12/2020
8208-0000	Painting	1,200.00	0.00	0.00	0.00	0.00	0.00	300.00	300.00	300.00	300.00	0.00	0.00	0.00
	Description													
	Total for Account	1,200.00	0.00	0.00	0.00	0.00	0.00	300.00	300.00	300.00	300.00	0.00	0.00	0.00
	Total	1,200.00	0.00	0.00	0.00	0.00	0.00	300.00	300.00	300.00	300.00	0.00	0.00	0.00
	Narratives													
	User: apeterson	Based on average of \$300 per unit.												
8215-0000	Plumbing Repairs	1,300.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00
	Description													
	Total for Account	1,300.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00
	Total	1,300.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00	325.00	0.00	0.00
	Narratives													
	User: apeterson	Based upon previous figures.												
8219-0000	Appliance Repair	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
	Description													
	Total for Account	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
	Total	300.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
	Narratives													
	User: apeterson	Based upon 2019 budget.												
8222-0000	Landscape Lawn Service	3,150.00	0.00	0.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	0.00
	Description													
	Total for Account	3,150.00	0.00	0.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	0.00
	Total	3,150.00	0.00	0.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	0.00
	Narratives													
	User: apeterson	Monthly average for weekly service.												
8227-0000	Exterminating	510.00	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50
	Description													
	Total for Account	510.00	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50
	Total	510.00	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50	42.50
	Narratives													
	User: apeterson	Based on 2019 budget.												
8232-0000	Snow Removal	12,600.00	2,520.00	2,520.00	2,520.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,520.00	2,520.00
	Description													
	Total for Account	12,600.00	2,520.00	2,520.00	2,520.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,520.00	2,520.00
	Total	12,600.00	2,520.00	2,520.00	2,520.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,520.00	2,520.00
	Narratives													
	User: apeterson	Projected monthly average based on estimates from Maple Leaf.												
8233-0000	Water Treatment	800.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00
	Description													
	Total for Account	800.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00
	Total	800.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00
	Narratives													
	User: apeterson	Quarterly services.												

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Account		Total	01/2020	02/2020	03/2020	04/2020	05/2020	06/2020	07/2020	08/2020	09/2020	10/2020	11/2020	12/2020
8240-0000	Description													
	Building General R and M	3,300.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00
	Description													
	Total for Account	3,300.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00
	Total	3,300.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00	275.00
	Narratives													
	User: apeterson	Projected monthly average based on previous budget.												
8251-0000	Description													
	Electricity	6,938.00	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.13
	Description													
	Total for Account	6,938.00	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.13
	Total	6,938.00	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.17	578.13
	Narratives													
	User: apeterson	Based upon current average.												
8253-0000	Description													
	Water and Sewer	11,700.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00
	Description													
	Total for Account	11,700.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00
	Total	11,700.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00
	Narratives													
	User: apeterson	Projected average based upon 2019 billing.												
8254-0000	Description													
	Gas	5,100.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00
	Description													
	Total for Account	5,100.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00
	Total	5,100.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00	425.00
	Narratives													
	User: apeterson	Projected monthly average based on current billing												
8295-0000	Description													
	Advertising and Marketing	300.00	0.00	0.00	0.00	0.00	0.00	75.00	75.00	75.00	75.00	0.00	0.00	0.00
	Description													
	Total for Account	300.00	0.00	0.00	0.00	0.00	0.00	75.00	75.00	75.00	75.00	0.00	0.00	0.00
	Total	300.00	0.00	0.00	0.00	0.00	0.00	75.00	75.00	75.00	75.00	0.00	0.00	0.00
	Narratives													
	User: apeterson	Average cost to run one monthly ad.												
8330-0000	Description													
	Management Fees	12,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00
	Description													
	Total for Account	12,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00
	Total	12,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00
	Narratives													
	User: apeterson	Per contract.												
8331-0000	Description													
	Management Salaries	14,552.24	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.65
	Description													
	Total for Account	14,552.24	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.65
	Total	14,552.24	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.69	1,212.65
	Narratives													

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User: apeterson		For Property Manager, based on 30 unit property including 2 units at the duplex.												
8331-0001	Leasing Salaries	7,449.85	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.83
Description														
	Total for Account	7,449.85	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.83
	Total	7,449.85	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.82	620.83
Narratives														
User: apeterson		For Leasing Specialist, based on 30 units including 2 units at duplex.												
8336-0000	Bank Service Charges	336.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00
Description														
	Total for Account	336.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00
	Total	336.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00	28.00
Narratives														
User: apeterson		Current monthly fee.												
8340-0000	Office Supplies	1,299.00	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25
Description														
	Total for Account	1,299.00	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25
	Total	1,299.00	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25	108.25
Narratives														
User: apeterson		Based on 2019 budgeted numbers.												
8345-0000	Telephone	265.00	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.12
Description														
	Total for Account	265.00	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.12
	Total	265.00	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.08	22.12
Narratives														
User: apeterson		Cost allocated to The Reservoir.												
8346-0000	Accounting Fees	5,150.00	0.00	0.00	0.00	5,150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Description														
	Total for Account	5,150.00	0.00	0.00	0.00	5,150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Total	5,150.00	0.00	0.00	0.00	5,150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Narratives														
User: apeterson		Payroll fees.												
8349-0000	Other Admin Expense	262.00	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.87
Description														
	Total for Account	262.00	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.87
	Total	262.00	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.83	21.87
Narratives														
User: apeterson		DocuSign annual fee of \$425.												
8351-0000	Common Area Decor	675.00	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25
Description														
	Total for Account	675.00	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25
	Total	675.00	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25	56.25
Narratives														

Budget & Forecasting Revision Detail By Account Range Report

Property: Reservoir Apartments(2371) Book: Accrual Start Month: 01/2020 Duration: 12 Months Revision: 2020 Operating Budget

Account		Total	01/2020	02/2020	03/2020	04/2020	05/2020	06/2020	07/2020	08/2020	09/2020	10/2020	11/2020	12/2020
User: apeterson		Based on 2019 budget.												
Description														
8420-0000	Other Miscellaneous Expense	767.00	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.88
Description														
	Total for Account	767.00	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.88
	Total	767.00	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.92	63.88
Narratives														
User: apeterson		Based on 2019 budget.												
Description														
8427-0000	Auto Mileage and Expense	572.00	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.63
Description														
	Total for Account	572.00	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.63
	Total	572.00	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.67	47.63
Narratives														
User: apeterson		Average anticipated mileage costs.												
8440-0000	Tenant Screening	132.00	0.00	0.00	0.00	0.00	0.00	33.00	33.00	33.00	33.00	0.00	0.00	0.00
Description														
	Total for Account	132.00	0.00	0.00	0.00	0.00	0.00	33.00	33.00	33.00	33.00	0.00	0.00	0.00
	Total	132.00	0.00	0.00	0.00	0.00	0.00	33.00	33.00	33.00	33.00	0.00	0.00	0.00
8462-0000	Property Insurance	4,859.00	0.00	0.00	0.00	0.00	0.00	4,859.00	0.00	0.00	0.00	0.00	0.00	0.00
Description														
	Total for Account	4,859.00	0.00	0.00	0.00	0.00	0.00	4,859.00	0.00	0.00	0.00	0.00	0.00	0.00
	Total	4,859.00	0.00	0.00	0.00	0.00	0.00	4,859.00	0.00	0.00	0.00	0.00	0.00	0.00
Narratives														
User: apeterson		\$4860 annually assuming 20% increase. 2019 premium was \$4049. To be billed in June.												
8467-0000	Real Estate Taxes	10,000.00	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Description														
	Total for Account	10,000.00	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Total	10,000.00	10,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Narratives														
User: apeterson		Per documentation provided by CDA.												
8751-0000	Mortgage/Note Interest	29,200.00	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.37
Description														
	Total for Account	29,200.00	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.37
	Total	29,200.00	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.33	2,433.37
Narratives														
User: apeterson		Per documentation provided by CDA.												
8755-0000	Legal Fees	800.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00
Description														
	Total for Account	800.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00
	Total	800.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00	0.00	0.00	200.00

Budget & Forecasting Revision Detail By Account Range Report

Property: Reservoir Apartments(2371) Book: Accrual Start Month: 01/2020 Duration: 12 Months Revision: 2020 Operating Budget

Account		Total	01/2020	02/2020	03/2020	04/2020	05/2020	06/2020	07/2020	08/2020	09/2020	10/2020	11/2020	12/2020
Narratives														
User: apeterson		Projected estimate of legal fees.												
8762-0000	Capital Expenditures	58,700.00	8,475.00	6,475.00	3,175.00	9,175.00	9,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00
	Description													
	Concrete	6,000.00	0.00	0.00	0.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Patios/Decks	6,000.00	0.00	0.00	0.00	0.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	water heater	2,000.00	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	siding/brick work	20,000.00	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.63
	water softener	2,100.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00
	2 furnaces @ \$3300 each	6,600.00	3,300.00	3,300.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	furnishings per Capital Improvement Plan	16,000.00	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.37
	Total	58,700.00	8,475.00	6,475.00	3,175.00	9,175.00	9,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00	3,175.00
Narratives														
User: apeterson		Based on 2019 budget - includes balcony repairs, appliance replacement, furnace and water heater replacement.												
8767-0000	Reserve Fund Contribution	7,000.00	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.37
	Description													
	Total for Account	7,000.00	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.37
	Total	7,000.00	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.33	583.37
Narratives														
User: apeterson		Based on prior 2019 budget.												
8769-0000	Reserve Fund Expenses	-41,000.00	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.63
	Description													
	Total for Account	-41,000.00	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.63
	Total	-41,000.00	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.67	-3,416.63
Narratives														
User: apeterson		Based on 2019 fund expenses budgeted.												
8820-9999	Total Non-Operating Expenses	54,700	8,074	6,074	2,974	8,774	8,774	2,974	2,774	2,774	2,974	2,774	2,774	2,974
9999-9998	Net Income/(Loss)	107,525	-4,356	8,169	10,919	1,564	7,639	6,269	12,233	12,758	12,558	14,544	12,549	12,699
	CASH FLOW	107,525	-4,356	8,169	10,919	1,564	7,639	6,269	12,233	12,758	12,558	14,544	12,549	12,699