



Budget vs. Actuals

Cash basis

Prepared By: Stonewall Condominium Association, Inc.
3700 Stonewall Cir SE
Atlanta, GA 30339

Stonewall Condominium Association - 2026 BUDGET FRONT LOADED

Account	2/1/2026 - 2/28/2026				1/1/2026 - 2/28/2026				FY2026
	Actual	Budget	Variance	% of Budget	Actual	Budget	Variance	% of Budget	Annual Budget
Income									
00 Operating Assessment Fee Income	44,555.50	0.00	44,555.50	--	88,620.50	552,900.00	(464,279.50)	16.03 %	552,900.00
00 Water Assessment Fee Income	5,380.00	0.00	5,380.00	--	9,529.00	45,000.00	(35,471.00)	21.18 %	45,000.00
634000 Late Fees	30.80	0.00	30.80	--	49.70	0.00	49.70	--	0.00
690000 Fines	0.00	0.00	0.00	--	23.00	0.00	23.00	--	0.00
Clubhouse Reservations	125.00	0.00	125.00	--	200.00	0.00	200.00	--	0.00
Convenience Fee	11.19	0.00	11.19	--	73.53	0.00	73.53	--	0.00
Legal - Recovered	475.00	0.00	475.00	--	950.00	0.00	950.00	--	0.00
Parking Income	160.00	0.00	160.00	--	420.00	0.00	420.00	--	0.00
Parking Sticker Fees	100.00	0.00	100.00	--	150.00	0.00	150.00	--	0.00
Repairs/Cleaning Income	0.00	0.00	0.00	--	115.00	0.00	115.00	--	0.00
Roommate/Unrelated Adult - Monthly Fee	100.00	0.00	100.00	--	200.00	0.00	200.00	--	0.00
Total for Income	\$50,937.49	\$0.00	\$50,937.49	0.00 %	\$100,330.73	\$597,900.00	(\$497,569.27)	16.78 %	\$597,900.00
Expense									
701000 Self Management	0.00	0.00	0.00	--	0.00	2,500.00	(2,500.00)	0.00 %	2,500.00
702000 Accounting	0.00	0.00	0.00	--	0.00	4,600.00	(4,600.00)	0.00 %	4,600.00
703000 Consulting	0.00	0.00	0.00	--	0.00	5,000.00	(5,000.00)	0.00 %	5,000.00
704500 Tax Preparation	0.00	0.00	0.00	--	0.00	360.00	(360.00)	0.00 %	360.00
715000 Legal	0.00	0.00	0.00	--	0.00	10,000.00	(10,000.00)	0.00 %	10,000.00
715005 Legal - Collection	0.00	0.00	0.00	--	0.00	5,000.00	(5,000.00)	0.00 %	5,000.00
725000 Bank Fees	0.00	0.00	0.00	--	0.00	50.00	(50.00)	0.00 %	50.00
726000 Postage and Delivery	0.00	0.00	0.00	--	0.00	50.00	(50.00)	0.00 %	50.00
727000 Printing and Reproduction	0.00	0.00	0.00	--	0.00	200.00	(200.00)	0.00 %	200.00
732000 Office Supplies & Docusign	168.42	0.00	168.42	--	1,637.55	1,600.00	37.55	102.35 %	1,600.00
736000 Website Hosting	61.22	0.00	61.22	--	120.02	1,300.00	(1,179.98)	9.23 %	1,300.00
738000 Miscellaneous	0.00	0.00	0.00	--	484.54	1,000.00	(515.46)	48.45 %	1,000.00



Budget vs. Actuals

Cash basis

Prepared By: Stonewall Condominium Association, Inc.
3700 Stonewall Cir SE
Atlanta, GA 30339

Account	2/1/2026 - 2/28/2026				1/1/2026 - 2/28/2026				FY2026
	Actual	Budget	Variance	% of Budget	Actual	Budget	Variance	% of Budget	Annual Budget
761000 SOCIAL ACTIVITIES	0.00	0.00	0.00	--	0.00	3,000.00	(3,000.00)	0.00 %	3,000.00
791000 Insurance	0.00	0.00	0.00	--	5,914.00	102,000.00	(96,086.00)	5.80 %	102,000.00
795004 Taxes	0.00	0.00	0.00	--	0.00	80.00	(80.00)	0.00 %	80.00
811005 Pool - Operations	0.00	0.00	0.00	--	0.00	8,400.00	(8,400.00)	0.00 %	8,400.00
811009 Pool/CH - Repairs & Inspection	0.00	0.00	0.00	--	315.00	10,000.00	(9,685.00)	3.15 %	10,000.00
811010 Pool/CH - Supplies	0.00	0.00	0.00	--	354.96	10,000.00	(9,645.04)	3.55 %	10,000.00
811011 Stonewall Park & Open Spaces Improvements	0.00	0.00	0.00	--	0.00	3,000.00	(3,000.00)	0.00 %	3,000.00
861001 Landscaping - Contract	4,470.00	0.00	4,470.00	--	9,000.00	55,440.00	(46,440.00)	16.23 %	55,440.00
861002 Landscaping - Improvements	134.56	0.00	134.56	--	274.56	10,000.00	(9,725.44)	2.75 %	10,000.00
861004 Landscaping - Seasonal Color	0.00	0.00	0.00	--	280.00	4,000.00	(3,720.00)	7.00 %	4,000.00
861005 Landscaping - Pinestraw/Mulch	0.00	0.00	0.00	--	0.00	7,500.00	(7,500.00)	0.00 %	7,500.00
861009 Landscaping - Trimming/Pruning	1,480.00	0.00	1,480.00	--	1,690.00	4,000.00	(2,310.00)	42.25 %	4,000.00
861016 Landscaping - Tree Maintenance	0.00	0.00	0.00	--	11,350.00	15,000.00	(3,650.00)	75.67 %	15,000.00
871000 Electric Utilities	1,038.45	0.00	1,038.45	--	1,990.92	12,000.00	(10,009.08)	16.59 %	12,000.00
873000 Water	2,819.04	0.00	2,819.04	--	5,119.04	45,000.00	(39,880.96)	11.38 %	45,000.00
873500 Water - Test Submeters	11,489.44	0.00	11,489.44	--	11,543.44	13,704.00	(2,160.56)	84.23 %	13,704.00
875000 Trash Removal	1,746.00	0.00	1,746.00	--	3,492.00	23,000.00	(19,508.00)	15.18 %	23,000.00
876000 Phone	137.22	0.00	137.22	--	274.44	1,600.00	(1,325.56)	17.15 %	1,600.00
931000 Repairs & Maint - General	5,000.00	0.00	5,000.00	--	5,152.60	10,000.00	(4,847.40)	51.53 %	10,000.00
931003 REPAIRS & MAINT - BUILDING	350.00	0.00	350.00	--	350.00	10,000.00	(9,650.00)	3.50 %	10,000.00
931011 REPAIRS & MAINT - PLUMBING	0.00	0.00	0.00	--	0.00	10,000.00	(10,000.00)	0.00 %	10,000.00
931013 REPAIRS & MAINT - ROOF	0.00	0.00	0.00	--	0.00	20,000.00	(20,000.00)	0.00 %	20,000.00
933500 GUTTER - CLEANING & REPAIR	0.00	0.00	0.00	--	0.00	12,000.00	(12,000.00)	0.00 %	12,000.00
937000 TERMITE BOND	0.00	0.00	0.00	--	0.00	6,100.00	(6,100.00)	0.00 %	6,100.00
937500 PEST CONTROL	280.00	0.00	280.00	--	560.00	3,400.00	(2,840.00)	16.47 %	3,400.00
938000 WILDLIFE RELOCATION	339.00	0.00	339.00	--	4,126.00	12,000.00	(7,874.00)	34.38 %	12,000.00
License Plate Reader Camera	0.00	0.00	0.00	--	4,750.00	4,500.00	250.00	105.56 %	4,500.00
Mosquito Control	0.00	0.00	0.00	--	0.00	6,000.00	(6,000.00)	0.00 %	6,000.00



Budget vs. Actuals

Cash basis

Prepared By: Stonewall Condominium Association, Inc.
3700 Stonewall Cir SE
Atlanta, GA 30339

Account	2/1/2026 - 2/28/2026				1/1/2026 - 2/28/2026				FY2026
	Actual	Budget	Variance	% of Budget	Actual	Budget	Variance	% of Budget	Annual Budget
Total for Expense	\$29,513.35	\$0.00	\$29,513.35	0.00 %	\$68,779.07	\$453,384.00	(\$384,604.93)	15.17 %	\$453,384.00
Net Operating Income	\$21,424.14	\$0.00	\$21,424.14	0.00 %	\$31,551.66	\$144,516.00	(\$112,964.34)	21.83 %	\$144,516.00
Non-operating Expense									
971150 Retaining Walls and Drainage	0.00	0.00	0.00	--	0.00	60,000.00	(60,000.00)	0.00 %	60,000.00
972180 Roofs	0.00	0.00	0.00	--	0.00	36,000.00	(36,000.00)	0.00 %	36,000.00
979100 TRANSFER TO RESERVES	10,000.00	0.00	10,000.00	--	20,000.00	144,516.00	(124,516.00)	13.84 %	144,516.00
979200 TRANSFER FROM RESERVE	0.00	0.00	0.00	--	0.00	(189,000.00)	189,000.00	0.00 %	(189,000.00)
979301 INTEREST INCOME - RESERVE	(42.37)	0.00	(42.37)	--	(86.90)	(1,000.00)	913.10	8.69 %	(1,000.00)
979302 TRANSFER TO RESERVE - INTEREST	42.37	0.00	42.37	--	86.90	1,000.00	(913.10)	8.69 %	1,000.00
BRICK, GRANITE, AND OTHER SMALL WALLS REPAIR/REPLA	0.00	0.00	0.00	--	0.00	30,000.00	(30,000.00)	0.00 %	30,000.00
Handrails	0.00	0.00	0.00	--	0.00	3,000.00	(3,000.00)	0.00 %	3,000.00
IRRIGATION UPGRADE	0.00	0.00	0.00	--	0.00	6,000.00	(6,000.00)	0.00 %	6,000.00
PAVING/CONCRETE CURBS/SIDEWALKS	0.00	0.00	0.00	--	0.00	12,000.00	(12,000.00)	0.00 %	12,000.00
Sealing/Striping Streets	0.00	0.00	0.00	--	0.00	22,000.00	(22,000.00)	0.00 %	22,000.00
SEWER SYSTEM/EXTERIOR PLUMBING	0.00	0.00	0.00	--	0.00	10,000.00	(10,000.00)	0.00 %	10,000.00
WATERPROOFING	0.00	0.00	0.00	--	0.00	10,000.00	(10,000.00)	0.00 %	10,000.00
Total for Non-operating Expense	\$10,000.00	\$0.00	\$10,000.00	0.00 %	\$20,000.00	\$144,516.00	(\$124,516.00)	13.84 %	\$144,516.00
Net Non-operating Income	(\$10,000.00)	\$0.00	(\$10,000.00)	0.00 %	(\$20,000.00)	(\$144,516.00)	\$124,516.00	13.84 %	(\$144,516.00)
Net Income	\$11,424.14	\$0.00	\$11,424.14	0.00 %	\$11,551.66	\$0.00	\$11,551.66	0.00 %	\$0.00