

Variance Report Added On : 10-14-2024

Haverford Court		
Added By: Sharon Waples	Status: Approved	
Month: August	Year: 2024	
Income for Month: \$226,581	Budgeted Income for Month: \$233,217	Favorable (Unfavorable) Income Variance: (\$6,636)
Expense for Month: \$108,920	Budgeted Expense for Month: \$112,708	Favorable (Unfavorable) Expense Variance: \$378,776
NOI Favorable (Unfavorable) Variance for Month: (\$2,848)	NOI Favorable (Unfavorable) Variance YTD: (\$70,557)	
Occupancy for the Month: 93%	Occupancy Budgeted: 95%	
<p>Summary:</p> <p>Haverford Court ended August with a unfavorable NOI of \$6,636.18. Haverford Court was budgeted for \$233,216.68, but actual income was \$226,580.50. The unfavorable NOI is due to high vacancies.</p> <p>Total operating expenses for August were \$108,919.77, a decrease of \$3,787.76. This is down from the budgeted amount of \$112,707.53. This decrease was due to an increase in the following expenses.</p> <p>Adertising-A.\$412.10 B.\$1240.58</p> <p>Eviction Cost-Legal-A.\$902.54 B.\$1150.00</p> <p>Resident Activities- A.\$0 B.\$291.67</p> <p>Future Plans:</p> <p>The office is planning a Harvest event for October and a Winter Event for December.</p> <p>Looking at upgrading the cameras in the East and West building parking lots.</p> <p>MI: Sept-2 Oct-1 Nov-1</p> <p>MO: Set -1 Oct-1 Nov-0</p>		
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