

2017 Proposed Budget

as of 10/31/16

	Actual 2016 annual Lakes	Proposed 2017 budget Lakes 44@835	Actual 2015 annual Commons	Proposed 2017 budget Commons 212@550	Actual 2016 annual Consolidated	Proposed 2017 budget Consolidated
REVENUE						
HOA Assmeements	\$ 35,340.00	\$ 36,740.00	\$ 115,436.62	\$ 116,600.00	\$ 150,776.62	\$ 153,340.00
Late Fee Revenue	\$ 100.00		\$ 1,400.00		\$ 1,500.00	\$ -
Other Revenue			\$ 287.12		\$ 287.12	\$ -
Uncollected Does & Fees	\$ -	\$ (1,320.00)	\$ -	\$ (2,750.00)	\$ -	\$ (4,070.00)
Legal Fees	\$ -		\$ 375.00		\$ 375.00	\$ -
Royalty Income			\$ -		\$ -	\$ -
Interest Income			\$ 81.58	\$ 100.00	\$ 81.58	\$ 100.00
Savings Interest	\$ 3.06		\$ 133.91	\$ 5.00	\$ 136.97	\$ 5.00
					\$ -	\$ -
TTOAL REVENUE	\$ 35,443.06	\$ 35,420.00	\$ 117,714.23	\$ 113,955.00	\$ 153,157.29	\$ 149,375.00
EXPENSES						
Utilities - Electricity	\$ 650.16	\$ 350.00	\$ 2,542.14	\$ 2,200.00	\$ 3,192.30	\$ 3,500.00
Utilitiers - Water	\$ 9,015.84	\$ 10,500.00	\$ 2,776.50	\$ 3,500.00	\$ 11,792.34	\$ 14,000.00
Outside Mtce - Weed Copntrol/Fertilization	\$ -		\$ 6,764.00	\$ 18,000.00	\$ 6,764.00	\$ 18,000.00
Outside Mtce - General			\$ 345.00	\$ 2,300.00	\$ 345.00	\$ 2,300.00
Outside Mtce - Trash Removal			\$ 28,975.00	\$ 31,800.00	\$ 28,975.00	\$ 31,800.00
Outside Mtce - Landscaping Contract	\$ 19,000.00	\$ 15,000.00	\$ 7,700.00	\$ 5,000.00	\$ 26,700.00	\$ 20,000.00
Outside Mtce - Open Space - Mowing, Maint			\$ 6,670.00	\$ 6,700.00	\$ 6,670.00	\$ 6,700.00
Olutside Mtce - Open Space Management			\$ 1,113.17	\$ 2,400.00	\$ 1,113.17	\$ 2,400.00
Olutside Mtce - Pond Maintenance			\$ 180.00	\$ 6,200.00	\$ 180.00	\$ 6,200.00
Outside Mtce - Snow Removal/Sanding	\$ 2,860.00	\$ 5,000.00	\$ 1,545.00	\$ 2,500.00	\$ 4,405.00	\$ 7,500.00
Outside Mtce - Tree Maint.			\$ -	\$ 2,000.00	\$ -	\$ 2,000.00
Outside Mtce - Sprinkler Repair/Maint.	\$ 7,402.00	\$ 4,200.00	\$ 9,378.75	\$ 1,600.00	\$ 16,780.75	\$ 5,800.00
Admin - Legal Fees			\$ 294.00	\$ 2,000.00	\$ 294.00	\$ 2,000.00
Admin - Management Fees			\$ 7,890.00	\$ 8,100.00	\$ 7,890.00	\$ 8,100.00
Admin - Tax Consulting Fees			\$ 294.00	\$ 800.00	\$ 294.00	\$ 800.00
Office - General			\$ 1,882.00	\$ 2,200.00	\$ 1,882.00	\$ 2,200.00
Office - Social Event Expense	\$ -		\$ 1,620.00	\$ 1,500.00	\$ 1,620.00	\$ 1,500.00
Fixed Expenses - Insurance			\$ 1,610.00	\$ 1,810.00	\$ 1,610.00	\$ 1,810.00
Fixed Expenses - Income Taxes			\$ 2,516.00		\$ 2,516.00	
Special Projects			\$ 1,650.00	\$ 5,000.00	\$ 1,650.00	\$ 5,000.00
TOTAL EXPENSES	\$ 38,928.00	\$ 35,050.00	\$ 85,745.56	\$ 105,610.00	\$ 124,673.56	\$ 140,660.00
CONTRIBUTION TO RESERVE	\$ (3,484.94)	\$ 370.00	\$ 31,968.67	\$ 8,345.00	\$ 28,483.73	\$ 8,715.00