

2012 GENERAL FUND BUDGET
(ADOPTED)

RESOURCES

BUDGET YEAR	2010 (actual)	2011(adopted)	2011(actual)	2012(adopted)	%OF BUDGET
Prepaid Funds	-320	0	320	0	
Assessment-Dues	27,038	26,250	26,600	26,600	45%
Assessment-Townhome Yard Maint.	10,832	10,458	7,991	7,136	12%
Cash Carryover from Prior Year	0	0	0	8,245	14%
Transfer from Reserve Fund	0	0	0	17,239	29%
Other Income	8,000	0	16,634		
Special Assessments	12,075	0	0		
Liens/Judgments		0	0		
Delinquent Assessments	314	100	169	100	
Interest	19	24	7	7	
Transfer Fee	700	100	300	100	
TOTAL RESOURCES	58,658	36,932	52,021	59,427	100%

EXPENDITURES

BUDGET YEAR	2010(actual)	2011(adopted)	2011(actual)	2012(adopted)	% OF BUDGET
HOA ADMINISTRATION					
Contract Svc.-Prop. Management	2,847	2,847	2,847	3,150	
Legal Fees	12,555	1,000	4,150	1,000	
Insurance	2,032	2,100	1,496	1,500	
Utilities					
Electric/Gas	-1,629	420	575	600	
Water	1,384	1,500	973	1,000	
Telephone	591	588	625	625	
Licenses	-30	20	10	10	
Marketing	0	0	294	0	
Website	0	0	0		
Development				500	
Maintenance				150	
Taxes	158	160	158	160	

BUDGET YEAR	2010(actual)	2011 (adopted)	2011 (actual)	2012 (adopted)	
Office Expenses	287	180	273	275	
Other Administrative Costs	171	144	167	170	
TOTALS	18,366	8,959	11,568	9,140	15.40%
COMMON AREA REPAIR/MAINT./DEVELOPMENT					
Contract Svc.-Landscaping					
Repair/Maint.	3,984	4,052	5,973	5,033	
Development	2,535	2,500	0	2,500	
TOTALS	6,519	6,552	5,973	7,533	12.67%
TOWNHOME YARD MAINTENANCE					
Contract Svc.-Landscaping					
Repair/Maint.	8,588	8,541	6,946	8,136	
TOTALS	8,588	8,541	6,946	8,136	13.69%
GATE/FENCE REPAIR/MAINTENANCE					
Gate Repair/Maintenance	9,156	600	506	500	
Fence Repair/Maintenance		0	0	500	
TOTALS	9,156	600	506	1,000	1.68%

BUDGET YEAR	2010(actual)	2011(adopted)	2011(actual)	2012(adopted)	% OF BUDGET
STREET REPAIR/MAINTENANCE					
Contract Svc.-Snow Removal	8,733	2,500	4,046	4,000	
Contract Svc.-Sealing/Crack Filling	0	0	0	24,543	
Contract Svc.-Concrete Repair/ Replacement	0	0	0	2,562	
Contract Svc.-Pavement Repair	0		228	1,513	
TOTALS	8,733	2,500	4,274	32,618	54.88%
TRANSFERS					
Transfer to Reserve Fund	0	9,000	9,000	0	
TOTALS	0	9,000	9,000	0	
CONTINGENCY					
TOTALS	0	0	0	1,000	1.68%
TOTAL EXPENDITURES	51,362	36,152	38,267	59,427	
NET OPERATING INCOME		780			
TOTALS	51,362	36,932	38,267	59,427	100%