

Trufina- Main Association

		Cost per Month	Times per Year	# of homes	2017 Budget	2017 Actuals	2018 Budget
INCOME:							
5010	Dues: Residential	\$ 45.00	12	24	\$ 2,160.00	\$ 3,870.00	\$ 12,960.00
5011	Dues: Apartments	\$ 45.00	12	93	\$ 29,700.00	\$ 26,595.00	\$ 50,220.00
5012	Dues: Builder	\$ 45.00	6	24			\$ 6,480.00
Total Homeowner Assessment:					\$ 31,860.00	\$ 30,465.00	\$ 69,660.00

5014	Transfer Fee				\$ -		\$ -
5020	Late Charges				\$ -	\$ 15.00	\$ -
5021	Late Interest				\$ -	\$ -	\$ -
5032	Lien Income				\$ -		\$ -
5045	Initiation Fees				\$ -		\$ -
5050	Interest Income				\$ -	\$ 3.54	\$ -
5005	Developer Contribution				\$ -	\$ 65,000.00	\$ -
5100	Misc. Income					\$ 347.20	
Total Income:					\$ 31,860.00	\$ 95,830.74	\$ 69,660.00

		Cost	Frequency	Square Feet	2017 Budget	2017 Actuals	2018 Budget
Snow Removal Expenses							
6615	Streets/Sidewalks/Parking Lots				\$ 4,913.24	\$ 9,518.35	\$ 8,000.00
Snow Removal Total					\$ 4,913.24	\$ 9,518.35	\$ 8,000.00
Landscaping Expenses							
6810	Mowing - Commons/Lodge	\$ 347.000	28		\$ 7,011.15	\$ 10,008.70	\$ 11,571.01
6820	Fertilize - Commons/Lodge	\$ 463.000	4		\$ 1,382.66	\$ 1,277.30	\$ 2,264.98
6830	Turf Spray - Commons/Lodge	\$ 463.000	2		\$ 962.10	\$ 753.45	\$ 1,257.49
6843	Master Tree Program	\$ 6.50	1	60	\$ 847.86	\$ 434.32	\$ 1,348.64
6844	Pest Control					\$ 81.60	\$ 355.78
6850	Flowers/Baskets				\$ 543.50	\$ -	\$ 1,000.00
6860	Sprinkler Turn On & Blow Out				\$ 720.00	\$ 701.77	\$ 750.00
6880	Landscape Labor for Irrigation				\$ 1,000.00	\$ 493.95	\$ 1,500.00
6890	Planter Beds/Shrub Pruning				\$ 1,400.00	\$ 2,449.33	\$ 3,000.00
Landscaping Total					\$ 13,867.27	\$ 16,200.42	\$ 23,047.89
Community Center Expenses							
6412	Comm Ctr- Refuse				\$ 695.00	\$ 254.65	\$ 415.80
6417	Comm Ctr- Electricity				\$ 10,976.00	\$ 9,036.25	\$ 30,600.00
6422	Comm Ctr- Water				\$ 851.00	\$ 64.85	\$ 330.00
6427	Comm Ctr- Sewer				\$ 373.00	\$ 249.55	\$ 658.81
6705	Comm Ctr- Staffing				\$ 20,899.00	\$ 22,815.01	\$ 46,501.52
6710	Comm Ctr- Décor				\$ -	\$ 1,602.96	\$ 500.00
6715	Comm Ctr- Social Activities				\$ 3,030.00	\$ 3,553.26	\$ 7,300.00
6720	Comm Ctr- Fitness Activities				\$ 4,680.00	\$ 438.09	\$ 3,900.00
6725	Comm Ctr- Hospitality				\$ 3,094.00	\$ 3,932.90	\$ 4,484.00
6730	Comm Ctr- R&M Tech Supplies/Services				\$ 8,600.00	\$ 679.78	\$ 300.00
6740	Comm Ctr- HVAC R&M				\$ 1,500.00	\$ 1,139.14	\$ 4,556.54
6745	Comm Ctr- Pool License and R&M				\$ 4,788.00	\$ 1,193.15	\$ 3,310.00
6755	Comm Ctr- Janitorial				\$ -	\$ 1,705.69	\$ 4,044.00
Community Center Event Total					\$ 59,486.00	\$ 46,667.28	\$ 106,900.68
Common Area Utilities							
6415	Gate/Irrigation/Street Light Electricity	\$ 50.00	6	2	\$ 1,127.76	\$ 930.50	\$ 2,100.00
6420	Water				\$ 3,500.00	\$ 2,211.52	\$ 3,500.00
Common Area Utilities Total					\$ 4,627.76	\$ 3,142.02	\$ 5,600.00
Common Area Repair & Maintenance							
6440	Private Streets/Parking Lots				\$ 500.00	\$ 59.79	\$ 250.00
6590	Gate operations- Phone line etc...				\$ 700.00	\$ 391.10	\$ 2,580.00
6630	Site Amenities/Dog Station Supplies				\$ 250.00	\$ 693.04	\$ 1,500.00
Common Area Repair & Maintenance Total					\$ 1,450.00	\$ 1,143.93	\$ 4,330.00
Administrative Expenses							
6135	Board & Annual Meetings				\$ 400.00	\$ 10.00	\$ 260.00
6305	Accounting				\$ -	\$ 190.00	\$ 190.00
6306	Legal				\$ -	\$ 482.67	
6310	Insurance Expense				\$ 2,500.00	\$ 3,633.00	\$ 3,887.31
6330	Bank Charges				\$ 192.00	\$ 268.84	\$ 300.00
6625	Supplies				\$ 100.00	\$ -	
6626	Postage					\$ 1.25	
6900	Web Fees/ Maintenance				\$ 100.00	\$ 27.62	\$ 50.00
7508	Property Taxes - HOA Tracts only				\$ 2,075.00	\$ -	\$ 2,675.00
Administrative Total					\$ 5,367.00	\$ 4,613.38	\$ 7,362.31
Total Expenses:					\$ 89,711.27	\$ 81,285.38	\$ 155,240.87

NET CASH FLOW: \$ (57,851.27) \$ 14,545.36 \$ (85,580.87)

	Main Association	Residential	Apartments	Total
BEGINNING CASH BALANCE:	\$ 1,059.99	\$ -	\$ -	\$ -
ENDING CASH BALANCE:	\$ 15,605.35	\$ 20,542.51	\$ 14,242.87	\$ 50,390.73

OPERATING ACCOUNT:	\$ 36,775.86
WORKING CAPITAL ACCOUNT:	\$ 188.37
Organizational Costs:	\$ 13,426.50