

	<u>Approved</u>	<u>Proposed</u>	
	<u>Oct '05 - Sep 06</u>	<u>Oct '06 - Sep 07</u>	
Income			
Assessment Income			
4000 · Income - Operational	75,100.00	81,894.00	
4010 · Income - Reserve Contributions	49,700.00	-81,894.00	
Total Assessment Income	<u>124,800.00</u>	<u>0.00</u>	
Other Income			
4800 · Interest	240.00	1,000.00	
4900 · Late Fee Charges	0.00	0.00	
Total Other Income	<u>240.00</u>	<u>1,000.00</u>	
Total Income	<u>125,040.00</u>	<u>1,000.00</u>	
Expense			
Administrative Expenses			
5010 · Accounting / Admin. Fees	6,240.00	6,432.00	
5030 · Legal Fees	3,000.00	2,000.00	
5040 · Walk Through Fees	3,420.00	3,420.00	
5051 · Postage/Copies/Phone	2,100.00	2,280.00	
5061 · Tax/Meetings/POBox/Other	1,431.00	2,000.00	
Total Administrative Expenses	<u>16,191.00</u>	<u>16,132.00</u>	
General Common Area-Expenses			
5070 · Electric Service	1,080.00	1,620.00	1
5080 · Garbage Removal	10,040.00	11,500.00	
5100 · Grounds - Fuel Reduction	500.00	500.00	
5110 · Grounds Maintenance	9,500.00	9,975.00	2
5115 · Grounds - Irrigation Repairs	1,000.00	3,000.00	3
5117 · Grounds - Spring Cleanup	2,800.00	2,940.00	4
5120 · Insurance	8,800.00	10,927.00	5
5140 · Snow Removal	5,000.00	6,000.00	
5160 · Water - Irrigation	3,225.00	7,200.00	6
5180 · Pest Control	800.00	1,000.00	
Total General Common Area-Expenses	<u>42,745.00</u>	<u>54,662.00</u>	
General Common Area-Maintenance			
5060 · Chimneys	2,000.00	2,000.00	
6002 · Contingency	5,000.00	5,000.00	
5064 · Fences	525.00	1,100.00	
5066 · General	3,000.00	3,000.00	
Total General Common Area-Maintenance	<u>10,525.00</u>	<u>11,100.00</u>	
Reserve - Capital Expenditures			
6010 · Siding - Preservative	17,000.00	0.00	8
6013 · Upper Deck Siding	3,500.00	0.00	
6018 · Deck Preserves	3,500.00	0.00	
6022 · Rear Decks - Rails/Planks	0.00	17,500.00	7
60xx · Rear Decks - Support Reinforcement	0.00	21,000.00	7
6021 · Landscape - Redesign	2,000.00	2,080.00	9
60xx · Structural Engineer	0.00	2,500.00	9
Total Reserve - Capital Expenditures	<u>26,000.00</u>	<u>43,080.00</u>	
Total Expense	<u>95,461.00</u>	<u>124,974.00</u>	
	<u>29,579.00</u>	<u>-123,974.00</u>	

- 1) Increase to electrical service (PUC)
- 2) Will receive contract today (amount may change)
- 3) Will receive contract today (amount may change)
- 4) Will receive contract today (amount may change)
- 5) Per Rich Ranf, Agent quote
(pertains to legal battles regarding Boards allowing deferred maintenance)
- 6) 181% increase in irrigation costs and 80% increase to base rate (PUC)
- 7) Have not yet received the bid, represents 7 buildings / 53 - 66
- 9) With the increase in irrigation cost, no better time than now to get this done

