



CURRENT ASSESSMENTS	Quarterly	\$297.75
July 1, 2017 ASSESSMENTS	Quarterly	\$300.00
Reserve Fund Balance Projected for July 1, 2017		\$1,702,600
Fully Funded Balance per Reserve Study		\$1,847,044
Projected Funding Level		92%
Anticipated Expenses for the next 4 years (Per the Reserve Study )		\$928,886
Annual Contribution to reserve from budget		\$212,880
Annual Contribution from Reserve Contribution (budgeted based on anticipated home sales)		\$72,000
Budgeted Contribution from Working Capital (based on anticipated home sales)		\$24,000

INCOME	2017-18 BUDGET	2016-17 BUDGET
Assessments from Residential Units	\$2,918,400	\$2,675,376
Assessments from Commercial Units	\$80,452	\$75,708
Residential Association Assessments	\$0	\$6,756
Operating Account Contribution (Home Sales)	\$72,000	\$38,016
Initial Reserve Contribution (Home Sales)	\$72,000	\$38,016
Other Income	\$91,048	\$105,255
<b>TOTAL INCOME</b>	<b>\$3,233,900</b>	<b>\$2,939,127</b>

RESIDENTIAL ASSOCIATION ASSESSMENTS	\$0	\$6,756
Funds collected for the Residential Association		

<b>CONTRACT SERVICES</b>	\$1,541,191	\$1,473,368
Landscape Maintenance, Overseeding, Tree Replacement, Pest Control, Weed Control, Storm Drain Cleanout, Patrol Tot Lots		
<b>UTILITIES</b>	\$708,682	\$686,566
Irrigation Water, Electric		
<b>MAINTENANCE AND REPAIRS</b>	\$25,240	\$32,320
Lights, Walls, Fences, Tot Lots, & Concrete Repairs		
<b>ADMINISTRATIVE</b>	\$433,128	\$390,452
Office Lease, Office Equipment, Telephone, Insurance, Taxes, Social Events, Website, Legal Fees, Management Postage, Supplies, Audit Fees		
<b>TOTAL OPERATING EXPENSES</b>	<b>\$2,708,241</b>	<b>\$2,589,462</b>
RESERVE ALLOCATION	\$308,880	\$242,700
BAD DEBT ALLOCATION	\$14,592	\$26,754
ENHANCEMENT FUND	\$200,880	\$66,290
<b>NET INCOME</b>	<b>\$1,307</b>	<b>\$13,921</b>