

The Homestead
2017 Budget

| | Budget 2016 | 10 month Actual | 12 Month Estimated | Budget 2017 | Budget In 2016 | Budget Net Change |
|--|----------------|-----------------|----------------------------|------------------|-----------------|---------------------------------|
| PRIOR YEAR BALANCE | 0 | - | 0.00 | 0.00 | 0 | |
| INCOME | | | | | | |
| Operating Assessments | 248,416 | 248,416 | 248,416 | 249,000 | 248,416 | 584.00 0.24% |
| Interest Income- Operating Accounts | 100 | 3 | 3 | 5 | 100 | -95.00 -95.00% |
| Capital Replacement Assessment | 45,584 | 45,584 | 45,584 | 45,000 | 45,584 | -584.00 -1.28% |
| Miscellaneous Income | 0 | - | 0 | 0 | 0 | 0.00 #DIV/0! |
| Interest Income- Cap Reserve | 0 | 10 | 10 | 8 | 0 | 8.26 #DIV/0! |
| TOTAL INCOME | 294,100 | 294,014 | 294,014 | 294,013 | 294,100 | -86.74 -0.03% |
| OPERATING FUND | | | | | | |
| General & Administrative | | | | | | |
| Management Fee | 22,609 | 18,841 | 22,609 | 22,609 | 22,609 | -0.04 0.00% |
| Insurance | 30,241 | 29,542 | 29,542 | 30,241 | 30,241 | 0.00 0.00% |
| Misc Condo Assoc Costs | 400 | 230 | 400 | 400 | 400 | 0.00 0.00% |
| Legal | 150 | 1,377 | 1,377 | 150 | 150 | 0.00 0.00% |
| Acctg/Audit Expense | 1,000 | 925 | 925 | 1,000 | 1,000 | 0.00 0.00% |
| Income Taxes | 0 | - | 0 | 0 | 0 | 0.00 #DIV/0! |
| Total G&A | 54,400 | 50,915 | 54,853 | 54,400 | 54,400 | 0 0.00% |
| Utilities | | | | | | |
| Internet and Cable | 17,081 | 14,975 | 20,201 | 20,856 | 17,081 | 3,775 22.10% |
| Electric | 6,600 | 5,396 | 7,000 | 7,000 | 6,600 | 400 6.06% |
| Gas | 32,562 | 20,233 | 28,000 | 28,000 | 32,562 | -4,562 -14.01% |
| Water & Sewer | 18,698 | 20,120 | 20,120 | 20,120 | 18,698 | 1,422 7.61% |
| Total Utilities | 74,941 | 60,724 | 75,321 | 75,976 | 74,941 | 1,035 1.38% |
| Repairs & Maintenance | | | | | | |
| Repairs & Maint - General | 25,500 | 11,199 | 20,000 | 25,462 | 25,500 | -38 -0.15% |
| Grounds | 52,500 | 55,482 | 57,921 | 52,500 | 52,500 | 0 0.00% |
| Spa Expenses | 8,000 | 6,638 | 8,000 | 8,000 | 8,000 | 0 0.00% |
| Snow Removal | 23,000 | 15,333 | 21,000 | 23,000 | 23,000 | 0 0.00% |
| Trash Removal | 4,100 | 3,812 | 5,100 | 5,100 | 4,100 | 1,000 24.39% |
| Machinery & Equipment | 0 | - | 0 | 0 | 0 | 0 #DIV/0! |
| Maintenance Supplies | 150 | - | 150 | 150 | 150 | 0 0.00% |
| Exterior Painting | 4,500 | 4,660 | 4,660 | 3,000 | 4,500 | -1,500 -33.33% |
| Alarm Monitoring | 1,425 | 900 | 1,425 | 1,425 | 1,425 | 0 0.00% |
| Total R&M | 119,175 | 98,024 | 118,256 | 118,637 | 119,175 | -538 -0.45% |
| TOTAL APPLICATION OF FUNDS | 248,516 | 209,662 | 248,430 | 249,013 | 248,516 | 497 0.20% |
| Reserve Fund | 45,585 | 45,584 | 45,584 | 45,000.00 | 45,585 | -585 -1.28% |
| NET BALANCE FOR PERIOD | -1 | 38,767 | 0.00 | 0 | -1 | 1 -1 |
| BALANCE INC PRIOR YEAR | -1 | 38,767 | 0.00 | 0 | | |
| Vote to Reserve Fund/Refund/Carry forward | -1 | | 0.00 | 0 | | |
| Carryforward | | | | 0 | | |
| Assessment per Townhome | | 21,000 | Recalc Budget | 21,000.00 | | |
| | | | Actual Billed Prior | 0.00% | | |
| Net Change Per Unit | | | | | \$800.00 | 21,000.00 0.00 |