

Dave Brown @ Mountain University 2012
Operating Budget for 170 Units

Handwritten: Dave Brown 2/1/12

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
INCOME													
5000 Residential Assessments	6,800	6,800	6,800	6,800	6,800	6,800	6,800	6,800	6,800	6,800	6,800	6,800	81,600
TOTAL INCOME	6800	6800	6800	6800	6800	6800	6800	6800	6800	6800	6800	6800	81600

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
EXPENSES													
MAINT. & REPAIR													
8010 Landscape Maint. Contract	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	1700	20400
8070 Sprinkler Repair	40	40	40	40	40	40	40	40	40	40	40	40	480
8078 Granite Replenishment	0	0	2400	0	0	0	0	0	0	0	0	0	2400
8090 Playground Equip. Maint./Insp.	0	0	0	0	0	0	0	0	0	0	0	0	0
8080 Contract Services	50	50	50	50	50	50	50	50	50	50	50	50	600
TOTAL MAINT. & REPAIRS	1740	1740	4140	1740	1740	1740	1740	1740	1740	1740	1740	1740	23880

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
PARTS & SUPPLIES													
8270 Sprinkler / Irrigation Parts	40	40	40	40	40	40	40	40	40	40	40	40	480
8271 Landscape Supplies	40	40	40	40	40	40	40	40	40	40	40	40	480
8272 Plant & Tree Replacement	0	0	0	1000	0	0	0	0	0	0	0	0	1000
8273 Tree Trimming	0	0	0	2500	0	0	0	0	0	0	0	0	2500
Overseed park area	0	0	0	0	0	0	0	0	0	450	0	0	450
8274 Storm Damage Erosion Repair	0	0	0	0	0	0	0	5000	0	0	0	0	5000
Drywell/Catch Basin Maint.	0	0	0	1100	0	0	0	0	0	0	0	0	1100
Backflow Testing/Repair	150	0	0	0	0	0	0	0	0	0	0	0	150
Wall / Fence Repair	0	0	0	0	0	400	200	400	0	0	0	0	1000
TOTAL PARTS & SUPPLIES	230	80	80	4680	80	480	280	5480	80	530	80	80	12160

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
UTILITIES													
8410 Electricity	215	215	215	215	215	215	215	215	215	215	215	215	2580
8460 Water	250	300	300	300	1000	1000	1000	1000	500	450	450	450	6600

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TOTAL UTILITIES	465	515	515	515	815	1215	1215	1215	715	665	665	665	9180
ADMINISTRATIVE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTAL
8610 Legal	135	0	135	0	135	0	135	0	135	0	135	0	810
8611 Collections Costs	750	750	750	750	750	750	750	750	750	750	750	750	9000
Lien Expense	80	80	80	80	80	80	80	80	80	80	80	80	960
8640 Insurance	700	0	0	0	0	0	0	0	0	531	0	0	1231
8650 Audit & Tax Preparation	0	275	0	0	0	600	0	0	0	0	0	0	875
8660 Management	815	815	815	815	815	815	815	815	815	815	815	815	9780
8663 Mailings & Copies	170	50	50	50	50	50	50	50	50	50	50	170	840
Meeting Room Rental	30	0	30	0	30	0	30	0	30	0	30	0	180
File Storage (12 boxes)	24	24	24	24	24	24	24	24	24	24	24	24	288
8665 Postage	30	30	30	30	30	30	30	30	30	30	30	30	360
8680 Taxes, Licences & Permits	0	60	1500	0	0	0	0	0	0	1240	0	0	2800
8682 Coupon Books & Website	300	0	0	0	0	0	0	0	0	0	556	0	856

TOTAL ADMINISTRATIVE 3034 2084 3414 1749 1914 2349 1914 1749 1914 1914 3520 2470 1869 27980

TOTAL OPERATING EXP. 5469 4419 8149 8684 4549 5784 5149 10184 4449 6455 4955 4354 73200

RESERVE CONTRIBUTION 700 700 700 700 700 700 700 700 700 700 700 700 700 8400

TOTAL OPER. & RESERVE 6169 5119 8849 9384 5249 6484 5849 10884 5149 7155 5655 5054 81600

TOTAL INCOME/DEFICIT 631 1681 -2049 -2584 1551 316 951 -4084 1651 -355 1145 1746 0

[Signature]
Accepted _____ Position President Date 11-15-2011

Assumptions:

- 1) 170 Homeowners
 - 2) Assesments to remain the same at \$40.00 per mo.
 - 3) Reserve Contribution
- This budget is based off the last 18 months of actual expenses. Budget items were added for tree & plant replacement, tree trimming, erosion and storm damage repair and wall repairs. An a expense item was added for the yearly drywell and catch basin clean out.