

**Budget Summary - The Greene HOA FY 2021**

<b>INCOME</b>			<b>FY2021 Budget</b>		<b>FY2020 Budget</b>
	Regular Assessment Income		<b>128,400</b>	<i>Basis \$1200 x 107 Lots</i>	<b>128,400</b>
	User Income (clubhouse rents)		600		1,800
	Collection Processing Fees		480		0
	Late Fees & Interest		120		0
	Legal Reimbursements		0		
			<b>Total Income</b>	<b>\$129,600</b>	<b>\$130,200</b>
<b>% of Total</b>	<b>Expenses</b>	<b>Annualized Items</b>			
<b>1.2%</b>	<b>Administrative Expenses</b>		<b>1,538</b>		<b>730</b>
	General Administrative	240			0
	Collection Charges	480			0
	Office Supplies	120			0
	Records Storage	48			0
	Website Maintenance	250			730
	Other Admin Services	400			
<b>2.6%</b>	<b>Communications</b>		<b>3,415</b>		<b>3,688</b>
	Community Events	2,000			1,750
	Printing & Copying	1,055			1,000
	Postage	360			938
<b>4.0%</b>	<b>Insurance</b>		<b>5,159</b>		<b>5,000</b>
	Umbrella Liability	496			600
	Directors and Officers Liability	1,884			2,000
	General Liability	1,504			2,400
	Property	1,275			0
<b>12.1%</b>	<b>Utilities</b>		<b>15,624</b>		<b>16,700</b>
	Electricity	6,600			8,000
	Gas Service	720			700
	Water	6,000			6,000
	Telephone Service	840			800
	Internet Service	1,464			1,200
<b>27.4%</b>	<b>Landscaping</b>		<b>35,500</b>		<b>34,500</b>
	Grounds & Landscaping	21,600			21,600
	Landscape Repairs	3,400			2,400
	Tree Maintenance	10,500			10,500
<b>0.0%</b>	<b>Irrigation</b>		<b>0</b>		<b>500</b>
	Irrigation Repairs	0			500
<b>0.2%</b>	<b>Operations</b>		<b>200</b>		<b>100</b>
	Permits & Licenses	200			100
<b>9.1%</b>	<b>Contracted Services</b>		<b>11,760</b>		<b>15,900</b>
	Door Entry Services (alarms monitoring)	780			2,200
	Pest Control	480			500
	Pool Management	10,500			13,200

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<b>23.0%</b>	<b>Repairs &amp; Maintenance</b>		<b>29,860</b>		<b>29,850</b>
	Clubhouse	6,300			9,200
	Common Area Maintenance	3,700			3,700
	Equipment Rental/Repair	1,200			1,150
	Ranger House	5,000			3,500
	Locks & Keys	360			500
	Pool Supplies	800			10,800
	Recreation (playground)	5,000			
	Sidewalk	6000			0
	Signage	500			0
	Vehicle Gas & Maint	1000			1000
<b>11.2%</b>	<b>Professional Services</b>		<b>14,532</b>		<b>13,432</b>
	Audit & Tax Services	500			1,000
	Legal Services (collections)	2,000			2,000
	Legal - General Counsel	1,287			
	Management Fees	10,745			10,432
<b>0.0%</b>	<b>Taxes</b>		<b>12</b>		<b>200</b>
	Property Tax	12			200
<b>9.3%</b>	<b>Contributions to Reserves</b>		<b>12,000</b>		<b>9,600</b>
	Replacement Reserve Fund	12,000			9600
			<b>Total Expenses</b>	<b>\$129,600</b>	<b>130,200</b>
<b>BALANCED BUDGET</b>			<b>Net Result Surplus or (Loss)</b>	<b>\$0</b>	<b>\$0</b>
<b>Reserve fund Income</b>					
	Reserve Contribution - savings	12,000			9600
	Interest Earned	48			12
			<b>Total Reserve Income</b>	<b>12,048</b>	<b>9,612</b>
<b>Reserve Expenses</b>					
	Other Professional service	3,500			0
	Common Area Expenses	0			1,000
	Pool Expense	0			10,000
			<b>Total Reserve Expense</b>	<b>3,500</b>	<b>11,000</b>
			<b>Reserve Net Result Surplus or (Loss)</b>	<b>\$8,548</b>	
<b>Special Assessment fund Income</b>					
	Special Assessment (prior bal \$2600)	0			
			<b>Total Special Assessment Income</b>	<b>0</b>	<b>0</b>
<b>Special Assessment Expenses</b>					
	Sidewalk R & M	2,600			
	Common Area Expenses	0			
			<b>Total Special Assessment Expense</b>	<b>2,600</b>	<b>0</b>
			<b>Reserve Net Result Surplus or (Loss)</b>	<b>-\$2,600</b>	