

Waterview Estates Owners Association, Inc.

2018 Approved Budget

OPERATING INCOME

331000	Residential Current Year Assessments	\$ 720,780.00
342000	Adopt a School Income	\$ 3,564.00
499200	Adopt a School Transfer	\$ (3,564.00)
348000	Key Fob Income	\$ 250.00
334000	Late & Finance Fees Income	\$ 12,000.00
347000	Clubhouse Rental Income	\$ 1,500.00
392000	Misc. Income	\$ 100.00
393000	Less Uncollected	\$ (60,000.00)
	TOTAL INCOME	\$ 674,630.00

OPERATING EXPENSES

400000	Management Fees	\$ 42,000.00
401000	Administrative Expenses	\$ 10,000.00
401500	Administrative Expenses (BTO)	\$ (10,000.00)
402000	Other Professional Services	\$ 20,000.00
414000	Audit and Tax Services	\$ 6,500.00
415000	Legal - Collections	\$ 50,000.00
415500	Legal - Collections (BTO)	\$ (37,500.00)
416000	Legal - Corporate	\$ 10,000.00
471000	Legal - DRV Enforcement	\$ 5,000.00
417500	Legal - DRV Enforcement (BTO)	\$ (3,750.00)
425000	Bank Charges	\$ 100.00
428000	Insurance - D&O	\$ 6,300.00
428500	Insurance - Property	\$ 18,500.00
429000	Insurance - Other Premiums	\$ 4,000.00
431000	Meeting Expense	\$ 1,000.00
431500	Printing & Copying	\$ 3,500.00
432000	Office Supplies	\$ 1,000.00
433000	Postage	\$ 3,500.00
433500	Billing/Collections	\$ 15,000.00
434000	Holiday Decorations	\$ 20,000.00
435500	Community Events	\$ 15,000.00
436000	Website	\$ 1,800.00
441000	Newsletter	\$ 8,000.00
441500	Administrative Salary	\$ 19,281.00
442000	Property Taxes	\$ 600.00
449000	Bad Debt Expense	\$ 10,000.00
451000	Pool Operation & Mgmt	\$ 57,000.00
452000	Pool Repairs	\$ 2,500.00
454000	Pool Supplies	\$ 2,500.00
455000	Pool Telephone	\$ 540.00
460000	General Repair & Maintenance	\$ 5,000.00

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460100	Fire Alarm Monitoring	\$	1,000.00
460500	Fence Repair & Maintenance	\$	10,000.00
460600	Fence Repair & Maintenance (MUD)		
461000	Electrical Supplies/Rpr/Maint	\$	5,000.00
461500	Janitorial Supplies/Maint	\$	2,500.00
462000	Fountain/Pond/Lake Rpr/Maint	\$	6,180.00
462100	Fountain/Pond/Lake Rpr/Maint (MUD)	\$	(6,180.00)
462500	Monument Repair/Maint	\$	5,000.00
463000	Clubhouse Repair/Maint	\$	5,000.00
463500	Common Area Repair/Maint	\$	10,000.00
463600	Common Area Repair/Maint (MUD)		
464000	Locks&Keys Repair/Maint	\$	1,000.00
464500	Playground Repair/Maint	\$	10,000.00
464600	Playground Repair/Maint (MUD)		
465000	Plumbing Supplies Rpr/Maint	\$	1,000.00
466000	Powerwashing Services	\$	1,000.00
466500	Rec Center Supplies Rpr/Maint	\$	1,000.00
467000	Sidewalk & Concrete Rpt/Maint	\$	2,500.00
467500	Signage Repair/Maint	\$	2,500.00
468000	Tennis Court Rpr/Maint	\$	2,500.00
468500	Other Supplies Rpr/Maint	\$	1,000.00
470000	Landscape Operation & Mgmt	\$	150,000.00
470100	Landscape Oper&Mgmt (MUD)	\$	(106,000.00)
471500	Landscape Replace/Install	\$	12,000.00
471600	Landscape Replace/Install (MUD)		
472000	Force Mow	\$	2,500.00
472100	Force Mow (BTO)	\$	(1,500.00)
472500	Tree Removal	\$	2,500.00
472600	Tree Removal (MUD)		
473000	Irrigation Repair/Maint	\$	20,000.00
473100	Irrigation Repair/Maint (MUD)	\$	(12,000.00)
481000	Electricity - Common Area	\$	5,000.00
481100	Electricity - Common Area (MUD)		
481500	Electricity - Street Lights	\$	60,000.00
481600	Electricity - Street Lights (MUD)	\$	(60,000.00)
482000	Electricity - Clubhouse	\$	10,000.00
483000	Water & Sewer	\$	40,000.00
484000	Telephone & Internet	\$	3,000.00
485000	Security Services	\$	95,790.00
486000	Security Services (MUD)	\$	(95,790.00)
487000	Pest Control	\$	4,000.00
488000	Janitorial Services	\$	2,400.00

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492000	Personnel Payroll Taxes	\$	2,500.00
499000	Capital Reserve Contribution	\$	160,000.00
499100	Non-Capital Reserve Contribution	\$	31,859.00
	TOTAL EXPENSES	\$	674,630.00
	Surplus/(Deficit)	\$	-