

GLADIOLUS PRESERVE HOA 2019 BUDGET

ACCOUNT	2016	2016	2017	2017	2018	2018	2019
	APPROVED BUDGET	APPROVED PER UNIT	APPROVED BUDGET	APPROVED PER UNIT	APPROVED BUDGET	APPROVED PER UNIT	PROPOSED
ASSOC FEES	\$ 209,115.00	\$ 73.53	\$243,500	PER MONTH	\$ 244,772.00	PER MONTH	\$ 245,744.00
MISC INCOME			\$0				
PREV YEAR	\$ 50,895.00		\$30,200		\$ 7,772.00		\$ 8,744.00
TOTAL INCOME	\$ 158,220.00	\$ 55.63	\$213,300		\$ 237,000.00		\$ 237,000.00
	QTRLY	\$ 166.90	QTRLY	\$225	QTRLY	\$ 250.00	QTRLY
OPERATING							
BAD DEBT	\$ 20,000.00	\$ 7.03	\$10,000	\$ 3.52	\$ 10,000.00	\$ 3.52	\$ 10,000.00
POSTAGE/OFFICE EXP	\$ 2,500.00	\$ 0.88	\$3,000	\$ 1.05	\$ 3,500.00	\$ 1.23	\$ 4,000.00
WEB SERVICE	\$ 1,300.00	\$ 0.46	\$1,300	\$ 0.46	\$ 1,300.00	\$ 0.46	\$ 1,300.00
SOCIAL COMMITTEE	\$ 500.00	\$ 0.18	\$500	\$ 0.18	\$ 500.00	\$ 0.18	\$ 750.00
COUPON BOOK CHARGES	\$711.00	\$ 0.25	\$653	\$ 0.23	\$ 675.00	\$ 0.24	\$ 675.00
MANAGEMENT FEES	\$ 36,972.00	\$ 13.00	\$36,972	\$ 13.00	\$ 36,972.00	\$ 13.00	\$ 38,394.00
PROPERTY INS	\$ 12,500.00	\$ 4.40	\$12,500	\$ 4.40	\$ 13,000.00	\$ 4.57	\$ 13,500.00
FLOOD INS	\$ 1,582.00	\$ 0.56	\$1,500	\$ 0.53	\$ 1,700.00	\$ 0.60	\$ 2,000.00
LIGHTING ELECTRICAL	\$ 500.00	\$ 0.18	\$1,500	\$ 0.53	\$ 1,500.00	\$ 0.53	\$ 1,500.00
ELECTRIC	\$ 21,000.00	\$ 7.38	\$20,000	\$ 7.03	\$ 20,000.00	\$ 7.03	\$ 20,000.00
WATER AND SEWER	\$ 4,700.00	\$ 1.65	\$6,000	\$2.11	\$ 6,400.00	\$ 2.25	\$ 7,500.00
TELEPHONE	\$ 1,100.00	\$ 0.39	\$1,200	\$0.42	\$ 1,200.00	\$ 0.42	\$ 1,300.00
LAWN AND GROUNDS	\$ 28,000.00	\$ 9.85	\$28,000	\$9.85	\$ 28,000.00	\$ 9.85	\$ 27,900.00
PLANT REPLACEMENT	\$ 1,500.00	\$ 0.53	\$1,500	\$0.53	\$ 2,500.00	\$ 0.88	\$ 3,000.00
MULCH	\$ 4,000.00	\$ 1.41	\$4,000	\$1.41	\$ 4,000.00	\$ 1.41	\$ 4,000.00
TREE TRIMMING	\$ 2,000.00	\$ 0.70	\$4,000	\$1.41	\$ 4,000.00	\$ 1.41	\$ 4,000.00
MISC GROUND MAINT	\$ 500.00	\$ 0.18	\$500	\$0.18	\$ 750.00	\$ 0.26	\$ 1,000.00
FOUNTAIN MAINT	\$ 550.00	\$ 0.19	\$500	\$0.18	\$ 500.00	\$ 0.18	\$ 500.00
IRRIGATION	\$ 1,000.00	\$ 0.35	\$1,000	\$0.35	\$ 500.00	\$ 0.18	\$ 500.00
POND/WETLAND MAINT	\$ 11,000.00	\$ 3.87	\$15,000	\$5.27	\$ 12,500.00	\$ 4.40	\$ 13,000.00
POND MAINT	\$ -	\$ -	0				\$ -
PERMITS & LICENSE	\$ 325.00	\$ 0.11	\$500	\$0.18	\$ 400.00	\$ 0.14	\$ 400.00
JANITORIAL SVC	\$ 6,600.00	\$ 2.32	\$6,600	\$2.32	\$ 6,600.00	\$ 2.32	\$ 6,000.00
PEST CTRL	\$ 500.00	\$ 0.18	\$500	\$0.18	\$ 500.00	\$ 0.88	\$ 500.00
POOL MAINT CONTRACT	\$ 5,400.00	\$ 1.90	\$5,400	\$1.90	\$ 5,400.00	\$ 1.90	\$ 5,400.00
POOL REPAIRS	\$ 1,000.00	\$ 0.35	\$1,000	\$0.35	\$ 1,000.00	\$ 0.35	\$ 1,250.00
TRASH	\$ 1,700.00	\$ 0.60	\$1,700	\$0.60	\$ 1,700.00	\$ 0.60	\$ 1,700.00
CLUBHOUSE MAINT	\$ 4,000.00	\$ 1.41	\$5,000	\$1.76	\$ 7,500.00	\$ 2.64	\$ 7,500.00
CLUBHOUSE APPLIANCES	\$ -	\$ -	0		\$ -		
FITNESS EQUIP/REPAIR	\$ 1,000.00	\$ 0.35	\$1,000	\$0.35	\$ 1,000.00	\$ 0.35	\$ 1,000.00
GATE MAINT	\$ 2,000.00	\$ 0.70	\$2,500	\$0.88	\$ 4,000.00	\$ 1.41	\$ 5,000.00
SURVEILLANCE EQUIP	\$ 2,500.00	\$ 0.88	\$2,500	\$0.88	\$ 5,000.00	\$ 1.76	\$ 5,000.00
LEGAL SERVICES	\$ 30,000.00	\$ 10.55	\$25,000	\$8.79	\$ 20,000.00	\$ 7.03	\$ 15,000.00
CONTINGENCY	\$ 2,000.00	\$ 0.70	\$2,000	\$0.70	\$ 2,000.00	\$ 0.70	\$ 2,000.00
ACCOUNTING FEES	\$175	\$ 0.06	\$175	\$0.06	\$ 175.00	\$ 0.06	\$ 175.00
RESERVE STUDY			\$4,000				
TOTAL OPERATING	\$ 209,115.00	\$ 169.19	\$207,500	\$ 72.96	\$ 204,772.00	\$ 72.00	\$ 205,744.00
RESERVES	\$ -	\$ -	\$36,000	\$ 12.66	\$ 40,000.00	\$ 14.06	\$ 40,000.00
TOTAL BUDGET	\$ 209,115.00	\$ 73.53	\$243,500	\$85.62	\$ 244,772.00	\$ 86.07	\$ 245,744.00