

Edgewater Approved 2019 Budget

				Approved 2018 Budget	Approved 2019 Budget	Notes 2019 Budget
			<b>Ordinary Income/Expense</b>			35 homes @\$800/yr
			<b>Income</b>			\$36/master operating
			<b>4000 - Annual Assessment Income</b>			\$23/master reserves
			<b>4001 - Operating Assessment</b>	21,910.00	25,935.00	\$741/Edgewater operating
			<b>4002 - Reserve Assessment</b>	0.00	-4,025.00	\$115/Edgewater reserves
			<b>Total 4000 - Annual Assessment Income</b>	21,910.00	21,910.00	operating income only
			<b>4060 - 2017 Special Assessment</b>	0.00	0.00	
			<b>4100 - Other Income</b>			
			<b>4103 - Late Fee / Finance Charges</b>	0.00	0.00	
			<b>Total 4100 - Other Income</b>	0.00	0.00	
			<b>Total Income</b>	21,910.00	21,910.00	
			<b>Gross Profit</b>	21,910.00	21,910.00	
			<b>Expense</b>			
			<b>5000 - Professional Fees</b>			
			<b>5001 - Management Fee</b>	2,530.00	2,820.00	\$235/mo
			<b>5003 - Administrative Expense</b>	0.00	200.00	trend
			<b>Total 5000 - Professional Fees</b>	2,530.00	3,020.00	
			<b>5200 - Landscaping and Groundskeeping</b>			
			<b>5201 - Landscape Maintenance</b>	9,000.00	7,500.00	trend
			<b>5202 - Sprinkler Repair / Maintenance</b>	1,500.00	2,000.00	trend
			<b>5205 - Tree &amp; Plant Replacement</b>	3,000.00	4,000.00	increase
			<b>5212 - Storm Damage Repairs/Clean Up</b>	0.00	0.00	
			<b>5213 - Geese Waste Pick-up</b>	0.00	0.00	
			<b>Total 5200 - Landscaping and Groundskeeping</b>	13,500.00	13,500.00	
			<b>5300 - Repairs and Maintenance</b>			
			<b>5303 - Other Maintenance</b>	500.00	1,000.00	increase
			<b>5399 - Misc. Expense</b>	0.00	0.00	
			<b>Total 5300 - Repairs and Maintenance</b>	500.00	1,000.00	
			<b>5400 - Taxes</b>			
			<b>5402 - Property Tax</b>	0.00	0.00	
			<b>Total 5400 - Taxes</b>	0.00	0.00	
			<b>6800 - Utilities</b>			
			<b>6801 - Water</b>	3,200.00	2,500.00	decrease
			<b>6802 - Electricity</b>	500.00	1,000.00	trend
			<b>Total 6800 - Utilities</b>	3,700.00	3,500.00	
			<b>6900 - Bad Debt - Uncollectable</b>	0.00	0.00	
			<b>Total Expense</b>	20,230.00	21,020.00	
			<b>Net Ordinary Income</b>	1,680.00	890.00	