

Beach Club HOA

2014 Budgeted Revenue and Expenses

		2013	2014	\$
		Annual Budget	Annual Budget	Change
Revenues				
	Monthly HOA Dues	\$ 137.00	\$ 150.00	\$ 13.00
	% Change		9.5%	
	Association Dues	\$ 131,028	\$ 147,600	\$ 16,572
	Uncollectible		\$ (2,600)	\$ (2,600)
Total Revenue		\$ 131,028	\$ 145,000	\$ 13,972
Expenses				
Community Functions				
	Community Functions for Residents	\$ 1,000	\$ 1,000	\$ -
	Website	\$ 1,152	\$ -	\$ (1,152)
	Total Community Functions	\$ 2,152	\$ 1,000	\$ (1,152)
Building Maintenance & Repair				
	Exterior Repair	\$ 5,000	\$ 6,000	\$ 1,000
	Painting	\$ 5,000	\$ -	\$ (5,000)
	Roof Repairs	\$ 1,000	\$ 3,000	\$ 2,000
	Common Area Maintenance	\$ 500	\$ 500	\$ -
	Pressure Washing	\$ 500	\$ 500	\$ -
	Snow & Ice Removal	\$ 1,000	\$ 750	\$ (250)
	Total Building Maintenance & Repair	\$ 13,000	\$ 10,750	\$ (2,250)
Pest Control				
	Termite Control	\$ 4,000	\$ 5,200	\$ 1,200
	Total Pest Control	\$ 4,000	\$ 5,200	\$ 1,200
Professional Services				
	Administration	\$ 200	\$ 350	\$ 150
	Management Fee	\$ 12,000	\$ 11,400	\$ (600)
	Legal Fees	\$ 1,500	\$ 700	\$ (800)
	Accounting Fees	\$ 700	\$ 500	\$ (200)
	Total Professional Services	\$ 14,400	\$ 12,950	\$ (1,450)
Landscaping				
	Landscape - Contract	\$ 30,570	\$ 31,200	\$ 630
	Landscape - Improvements	\$ 3,560	\$ 6,675	\$ 3,115
	Landscape - Irrigation Equip/Rentals	\$ 2,000	\$ 2,000	\$ -
	Landscape - Supplies / Pine Straw	\$ 5,200	\$ 6,200	\$ 1,000
	Landscape - Maintenance - Downspouts, etc.		\$ 1,600	\$ 1,600
	Total Landscaping	\$ 41,330	\$ 47,675	\$ 6,345
Taxes				
	Taxes	\$ 250	\$ 300	\$ 50
	Total Taxes	\$ 250	\$ 300	\$ 50
Insurance				
	Insurance Policy & Premiums	\$ 1,200	\$ 1,200	\$ -
	Total Insurance	\$ 1,200	\$ 1,200	\$ -
Utilities				
	Electricity	\$ 650	\$ 650	\$ -
	Water & Sewer	\$ 4,096	\$ 4,500	\$ 404
	Total Utilities	\$ 4,746	\$ 5,150	\$ 404
Misc Expenses				
	Postage & Supplies	\$ 2,400	\$ 700	\$ (1,700)
	Total Misc Expense	\$ 2,400	\$ 700	\$ (1,700)
Total Expense		\$ 83,478	\$ 84,925	\$ 1,447
Revenue Net of Expenses		\$ 47,550	\$ 60,075	\$ 12,525
Reserve Fund Activity				
	Beginning of Year Balance	\$ 84,546	\$ 105,855	\$ 21,309
	Reserve Contribution	\$ 47,549	\$ 60,000	\$ 12,451
	Projected Reserve Expenses	\$ (26,240)	\$ (8,000)	\$ 18,240
	End of Year Balance	\$ 105,855	\$ 157,855	\$ 52,000