

Bm

THE VILLAS II AT HERITAGE COVE ASSOCIATION, INC.					
2017 BUDGET					
JANUARY 1 THRU DECEMBER 31, 2017					
(72 UNITS)					
			2017	2016	
INCOME					
#601	DUES FROM OWNERS		192,960.00	192,960.00	
TOTAL INCOME			\$ 192,960.00	\$ 192,960.00	
ADMINISTRATIVE EXPENSES					
#853	MANAGEMENT FEES		8,640.00	8,640.00	
#860	ACCOUNTING SERVICES		4,320.00	4,320.00	
#865	ANNUAL CORPORATE REPORT		62.00	62.00	
#873	LEGAL FEES		400.00	400.00	
#874	OFFICE EXPENSE		1,300.00	1,300.00	
#877	OTHER ACCOUNTING		525.00	525.00	
#879.1	INCOME TAX		425.00	425.00	
TOTAL ADMINISTRATIVE EXPENSES			\$ 15,672.00	\$ 15,672.00	
OPERATING EXPENSES					
#885	LAWN SERVICE		23,400.00	23,400.00	
#887	FERTILIZERS (LANDSCAPE)		6,418.00	6,418.00	
#889	PESTICIDES & HERBICIDES (LANDSCAPE)		1,840.00	1,840.00	
#891	PLANT REPLACEMENT		2,000.00	2,000.00	
#893	MULCH/ROCK/SOD		2,000.00	2,000.00	
#895	TREE TRIMMING		3,500.00	3,000.00	
#897	IRRIGATION MAINTENANCE		4,700.00	3,848.00	
#899	BUILDING MAINTENANCE		1,071.00	2,468.00	
#903	INTERIOR PEST CONTROL		2,520.00	2,520.00	
#903.1	RODENT CONTROL		624.00	624.00	
#915	FIRE EXTINGUISHERS		1,200.00	1,100.00	
#921.2	INSURANCE (APPRAISAL)		1,295.00	270.00	
TOTAL OPERATING EXPENSES			\$ 50,568.00	\$ 49,488.00	
TOTAL EXPENSES			\$ 66,240.00	\$ 65,160.00	
RESERVES			\$ 126,720.00	\$ 127,800.00	
TOTAL EXPENSES & RESERVES			\$ 192,960.00	\$ 192,960.00	
COST PER UNIT		SHARE	MONTHLY	QUARTERLY	ANNUALLY
	2016	1/72	\$ 223.33	\$ 670.00	\$ 2,680.00
	2017	1/72	\$ 223.33	\$ 670.00	\$ 2,680.00
2016 ESTIMATED SURPLUS		8,000.00			
PRIOR YEARS SURPLUS		513.88			
TOTAL ESTIMATED SURPLUS		\$ 8,513.88			
12/31/2016					