

Jan-Dec 2010

Summer Trees South HOA
Adopted 2010
Budget

Ordinary Income/Expense	Jan-Dec 09	Jan-Dec 10	Change	Monthly	Per Unit
Income					
Assessment	56,118.00	\$ 56,400.00	\$ 282.00	\$ 4,700.00	\$ 282.00
Total Interest	5.00	\$ 10.00	\$ 5.00	\$ 0.83	\$ 0.05
Total Income	56,123.00	\$ 56,410.00	\$ 287.00	\$ 4,700.83	\$ 282.05
Expense					
Adminstrative					
Management Fee	7,812.00	\$ 7,812.00	\$ -	\$ 651.00	\$ 39.06
Office Supplies	400.00	\$ 720.00	\$ 320.00	\$ 60.00	\$ 3.60
Postage	600.00	\$ 750.00	\$ 150.00	\$ 62.50	\$ 3.75
Meeting Expenses	120.00	\$ 150.00	\$ 30.00	\$ 12.50	\$ 0.75
Total Office Expense	8,932.00	\$ 9,432.00	\$ 500.00	\$ 786.00	\$ 47.40
Professional Fees					
Accounting	200.00	\$ 650.00	\$ 450.00	\$ 54.17	\$ 3.25
Insurance	1,700.00	\$ 1,500.00	\$ (200.00)	\$ 125.00	\$ 7.50
Legal Fees/Collections	4,500.00	\$ 3,000.00	\$ (1,500.00)	\$ 250.00	\$ 15.00
Licenses & Permits	100.00	\$ 100.00	\$ -	\$ 8.33	\$ 0.50
Total Professional Fees	6,500.00	\$ 5,250.00	\$ (1,250.00)	\$ 437.50	\$ 26.25
Common Area Maintenance					
Pest Control	1,770.00	\$ 1,800.00	\$ 30.00	\$ 150.00	\$ 9.00
Irrigation	3,000.00	\$ -	\$ (3,000.00)	\$ -	\$ -
Common Area Maint. & Repairs	2,000.00	\$ 3,500.00	\$ 1,500.00	\$ 291.67	\$ 17.50
Landscaping Contract/Irrigation	17,100.00	\$ 21,708.00	\$ 4,608.00	\$ 1,809.00	\$ 108.54
Tree Trimming/Removal	3,000.00	\$ 3,000.00	\$ -	\$ 250.00	\$ 15.00
Fence Maintenance	100.00	\$ -	\$ (100.00)	\$ -	\$ -
Plant Replacement	400.00	\$ 780.00	\$ 380.00	\$ 65.00	\$ 3.90
Improvement Projects	2,681.00	\$ 8,330.00	\$ 5,649.00	\$ 694.17	\$ 41.65
	-	\$ -	\$ -	\$ -	\$ -
Total Grounds	30,051.00	\$ 39,118.00	\$ 9,067.00	\$ 3,259.83	\$ 196.57
Utilities					
Electric	1,320.00	\$ 1,590.00	\$ 270.00	\$ 132.50	\$ 7.95
Water/Sewer/Refuse	4,320.00	\$ 1,020.00	\$ (3,300.00)	\$ 85.00	\$ 5.10
Total Utilities	5,640.00	\$ 2,610.00	\$ (3,030.00)	\$ 217.50	\$ 13.12
Reserves					
Reserve Funding	5,000.00	\$ -	\$ (5,000.00)	\$ -	\$ -
	5,000.00	\$ -	\$ (5,000.00)	\$ -	\$ -
			\$ -		
Total Expense	56,123.00	\$ 56,410.00	\$ 287.00	\$ 4,700.83	\$ 282.05
Income	-	-	-	-	(0.00)

\$ 282.00 (same as 2009)

(unadjusted CPI decrease 1.4% through June 2009)