

TUSCAWILLA HILLS CITIZENS ASSOCIATION

PUPM = Per unit per month

2010 APPROVED OPERATING BU

2009

Approved

Amount

Over/Under

2010

Single

Projected

2009

Over/Under

2010

Family

Budget

Budget

Budget

PUPM

	INCOME					
4111	Assessments	217,867.00	215,635.44	-2,231.56	\$215,794.56	31.66
4400	Late Fees	3,500.00	540.00	-2,960.00	\$3,516.00	0.52
4401	Recaptured Legal Fees	2,200.00	6,000.00	3,800.00	\$2,016.00	0.30
4404	Interest Income	200.00	175.00	-25.00	\$216.00	0.03
4500	Reserve Transfers	94,494.00	94,494.00	0.00	\$67,000.00	9.83
4501	Other Income	0.00	0.00	0.00	\$0.00	0.00
	TOTAL INCOME	318,261.00	316,844.44	-1,416.56	\$288,542.56	42.33
	LESS CAPITAL RESERVES					
6000	Capital Reserve Deposits	80,494.00	92,494.00	12,000.00	\$77,500.00	11.37
6014	Contingency Reserve Deposits	2,310.00	2,310.00	0.00	\$2,310.00	0.34
	TOTAL	82,804.00	94,804.00	12,000.00	\$79,810.00	11.71
	Income before Expenses	235,457.00	222,040.44	-13,416.56	\$208,732.56	30.62
	ADMINISTRATIVE EXPENSES					
5100	Uncollectible Assessments	16,500.00	0.00	16,500.00	\$16,500.00	2.42
5103	Website	170.00	175.00	-5.00	\$175.00	0.03
5111	Insurance	3,000.00	3,000.00	0.00	\$3,000.00	0.44
5120	Licenses & Permits	25.00	25.00	0.00	\$25.00	0.00
5127	Payment Coupons/Processing	1,283.00	1,270.00	13.00	\$6.00	0.00
5128	Postage Expense	2,000.00	1,052.00	948.00	\$1,500.00	0.22
5132	Printing & Reproduction	1,650.00	1,250.00	400.00	\$1,200.00	0.18
5137	Federal Taxes	426.00	0.00	426.00	\$0.00	0.00
5140	Property Taxes	3,704.00	3,540.00	164.00	\$3,750.00	0.55
5145	Miscellaneous Expense	0.00	250.00	-250.00	\$500.00	0.07
	PROFESSIONAL EXPENSES					
5200	Audit & Tax Preparation	1,900.00	1,800.00	100.00	\$2,100.00	0.31
5210	Community Management Fees	35,052.00	35,052.00	0.00	\$36,576.00	5.37
	Legal Expenses	2,500.00	11,500.00	-9,000.00	\$3,830.00	0.56
	COMMON AREA UTILITY					
5405	Common Area Electricity	17,300.00	16,500.00	800.00	\$17,500.00	2.57
5408	Common area Fire Hydrant	1,368.00	1,368.00	0.00	\$1,368.00	0.20
	COMMON AREA GROUNDS					
5816	Yard Waste Dumpsters	2,184.00	1,000.00	1,184.00	\$1,200.00	0.18
5825	Landscaping Program	24,700.00	24,700.00	0.00	\$28,210.00	4.14
5827	Additional Landscaping	1,995.00	500.00	1,495.00	\$600.00	0.09
5828	Tree Removal/Replacement	1,484.00	1,800.00	-316.00	\$3,500.00	0.51
5829	Mulch	350.00	350.00	0.00	\$500.00	0.07
5840	Snow Removal	7,000.00	15,000.00	-8,000.00	\$15,000.00	2.20
	Fence Installation & Repair	5,200.00	0.00	5,200.00	\$0.00	0.00
5865	C/A Road Repair	0.00	1,000.00	-1,000.00	\$1,000.00	0.15
5868	Sign Installation/Repair	1,062.00	550.00	512.00	\$600.00	0.09
5875	Other Maintenance	2,046.00	250.00	1,796.00	\$600.00	0.09
	Storm Water Mgmt Cleanup	6,733.00	9,300.00	0.00	\$0.00	0.00
	RESERVE EXPENSE					
6100	Capital Reserve Expense	94,494.00	94,494.00	0.00	\$67,000.00	9.83
6123	Contingency Reserve	0.00	0.00	0.00	\$0.00	0.00
	AVAILABLE FUNDS	235,457.00	222,040.44	13,416.56	\$208,732.56	30.62
	- TOTAL EXPENSES	234,126.00	225,726.00	8,400.00	\$206,240.00	30.26
	= NET CASH FLOW	1,331.00	-3,685.56	5,016.56	\$2,492.56	0.37