

Budget Summary Trend Kinloch Property Owners Assoc 2017 BUDGET

Description	2012 Actual	2013 Actual	2014 Actual	2015 Actual	2016 YTD Actual	2016 Projected	2016 Budget	2017 Budget	Budget % Change
Assessment Income									
4000 -- Residential Assessments	0.00	71,765.00	78,119.56	94,166.87	116,282.20	116,282.20	110,490.00	121,285.00	9.77%
4018 -- Assessments-Builder	0.00	18,008.89	20,508.11	38,199.18	22,860.00	22,860.00	22,225.00	27,305.00	22.86%
4019 -- Assessments-Declarant	0.00	5,500.00	5,951.00	(2,852.00)	17,780.00	17,780.00	19,685.00	20,955.00	6.45%
4050 -- Landscape Assessment	0.00	0.00	19,980.00	17,931.00	26,070.00	26,070.00	23,700.00	24,087.00	1.63%
4105 -- Trash Assessments	0.00	21,600.00	21,723.00	22,842.00	25,540.00	25,540.00	25,200.00	27,000.00	7.14%
4110 -- Recycling Assessments	0.00	3,250.00	3,450.15	3,760.08	5,785.83	5,785.83	4,125.00	4,350.00	5.45%
Total Assessment Income	0.00	120,123.89	149,731.82	174,047.13	214,318.03	214,318.03	205,425.00	224,982.00	9.52%
Collections Income									
4710 -- Late Fees	0.00	0.00	25.00	25.00	0.00	0.00	25.00	25.00	0.00%
Total Collections Income	0.00	0.00	25.00	25.00	0.00	0.00	25.00	25.00	0.00%
Investment Income									
4910 -- Interest	0.00	8.81	12.14	83.88	90.23	154.68	30.00	155.00	416.67%
Total Investment Income	0.00	8.81	12.14	83.88	90.23	154.68	30.00	155.00	416.67%
Total Operating Income	0.00	120,132.70	149,768.96	174,156.01	214,408.26	214,472.71	205,480.00	225,162.00	9.58%
Administrative									
5115 -- Web/Meetings	0.00	92.50	79.92	97.73	0.00	100.00	100.00	100.00	0.00%
5210 -- Printing & Copying	0.00	735.53	1,538.43	894.59	360.00	700.00	700.00	1,065.00	52.14%
5215 -- Postage	0.00	339.42	437.08	418.19	147.00	340.00	340.00	400.00	17.65%
Total Administrative	0.00	1,167.45	2,055.43	1,410.51	507.00	1,140.00	1,140.00	1,565.00	37.28%
Insurance									
5400 -- Insurance Premiums	0.00	2,338.62	2,315.00	2,372.00	1,191.00	2,491.00	2,491.00	2,615.00	4.98%
Total Insurance	0.00	2,338.62	2,315.00	2,372.00	1,191.00	2,491.00	2,491.00	2,615.00	4.98%
Utilities									
6000 -- Electric Service	0.00	1,341.83	1,356.62	1,192.58	714.49	1,100.00	1,640.00	1,100.00	(32.93%)
6025 -- Water Service	0.00	4,967.37	8,799.56	6,338.99	10,013.24	26,000.00	6,780.00	26,480.00	290.56%
Total Utilities	0.00	6,309.20	10,156.18	7,531.57	10,727.73	27,100.00	8,420.00	27,580.00	227.55%

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Landscaping									
6100 -- Lawn Maintenance	0.00	51,005.00	62,552.39	73,360.00	47,280.00	75,423.50	75,423.50	82,673.00	9.61%
6140 -- Lot Mowing Sect 2	0.00	0.00	19,839.32	18,606.50	12,625.50	23,700.00	23,700.00	24,087.00	1.63%
6150 -- Tree & Shrub Replacement	0.00	1,025.00	1,777.50	250.00	455.00	3,500.00	5,676.86	5,828.20	2.67%
6199 -- Grounds Improvements	0.00	5,605.73	3,350.50	1,740.00	3,580.00	23,000.00	23,000.00	5,000.00	(78.26%)
Total Landscaping	0.00	57,635.73	87,519.71	93,956.50	63,940.50	125,623.50	127,800.36	117,588.20	(7.99%)
Operations									
6300 -- Corporate Fees	0.00	155.88	165.10	215.27	223.37	223.37	335.00	243.00	(27.46%)
Total Operations	0.00	155.88	165.10	215.27	223.37	223.37	335.00	243.00	(27.46%)
Contracted Services									
6035 -- Trash	0.00	22,350.00	23,310.00	24,630.00	14,500.00	25,000.00	25,200.00	27,000.00	7.14%
6075 -- Recycling	0.00	3,237.00	3,525.00	3,700.00	3,975.00	3,975.00	4,125.00	4,350.00	5.45%
Total Contracted Services	0.00	25,587.00	26,835.00	28,330.00	18,475.00	28,975.00	29,325.00	31,350.00	6.91%
Repair & Maintenance									
6640 -- Irrigation & Lighting Maintenance	0.00	1,970.78	1,118.52	2,065.71	2,239.27	2,500.00	2,300.00	4,000.00	73.91%
Total Repair & Maintenance	0.00	1,970.78	1,118.52	2,065.71	2,239.27	2,500.00	2,300.00	4,000.00	73.91%
Professional Services									
7020 -- Legal/Professional	0.00	172.64	0.00	100.00	0.00	0.00	100.00	2,500.00	2400.00%
7040 -- Management Fees	0.00	12,630.60	13,018.56	13,409.00	10,176.48	13,568.64	13,568.64	13,825.80	1.90%
Total Professional Services	0.00	12,803.24	13,018.56	13,509.00	10,176.48	13,568.64	13,668.64	16,325.80	19.44%
Reserve Expenses									
9800 -- General Reserves	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8,895.00	0.00%
9912 -- Operating Contingency Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00	0.00%
9922 -- Ponds & Lakes Expenses	0.00	0.00	0.00	0.00	10,000.00	20,000.00	20,000.00	10,000.00	(50.00%)
Total Reserve Expenses	0.00	0.00	0.00	0.00	10,000.00	20,000.00	20,000.00	23,895.00	19.48%
Total Operating Expense	0.00	107,967.90	143,183.50	149,390.56	117,480.35	221,621.51	205,480.00	225,162.00	9.58%
Total Association Net Income / (Loss)	0.00	12,164.80	6,585.46	24,765.45	96,927.91	(7,148.80)	0.00	0.00	0.00%