

Heritage Place Homeowners Association Income Statement Thru December 2013 Forecast

	<b>Actual Current Month</b>	<b>Actual Y-T-D</b>	<b>Current Annual Budget</b>	<b>Approved Annual Budget</b>	
<b>INCOME</b>	<b>\$47,885</b>	<b>\$183,535</b>	<b>\$170,204</b>	<b>\$164,145</b>	
ASSOCIATION DUES					
Dues paid in same year	\$ 48,350.36	\$ 164,114.16	\$93,389.56		
Prepaid dues from previous year			\$57,738.58		
Total dues paid			\$151,128.14	\$151,092.00	
FINES/LATE FEES/LEGAL	0.00	2,806.00	\$2,500.00	\$1,775.00	
INTEREST	29.28	400.85	\$387.00	\$389.00	
MISCELLANEOUS	(494.49)	25.00	\$0.00	\$0.00	
WATER REBATES (OPERATING EXP)*	0.00	16,189.31	\$16,189.31	\$10,889.00	
<b>EXPENSES</b>	<b>\$6,879</b>	<b>\$143,297</b>	<b>\$141,602</b>	<b>\$146,731</b>	
<b>EXCESS INCOME</b>	\$41,006.25	\$40,238.04	<b>\$28,602.74</b>	\$17,414.00	
<b>Cash History</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>	<b>2013</b>
2008 Starting Year End Cash	<b>\$94,627</b>				
<b>Estimated Income Change</b>	<b>-\$35,203</b>	<b>\$2,268</b>	<b>\$19,457</b>	<b>\$15,897</b>	<b>\$28,603</b>
<b>Cash On Hand Year End</b>	<b>\$59,424</b>	<b>\$61,692</b>	<b>\$81,149</b>	<b>\$97,046</b>	<b>\$125,649</b>
Budget	<b>\$60,350</b>	<b>\$59,308</b>	<b>\$59,309</b>	<b>\$77,340</b>	<b>\$119,985</b>
Variance Notes:	Accelerated spending on dry lay walls including decorative fence cobble				
	Water rebate \$6,000 more than budgeted.				
	*Always remember to subtract any rebates from revenue for taxes				
<b>EXPENSES</b>					
<b>LAWN CARE</b>	<b>\$3,125.00</b>	<b>\$30,477.47</b>	<b>\$27,160.00</b>	<b>\$27,160.00</b>	
WEED CONTROL	0.00	4,867.00	\$2,000.00	\$2,000.00	
MISC. LANDSCAPE	3,125.00	25,610.47	\$25,160.00	\$25,160.00	
<b>STORMWATER CONTROL</b>	<b>\$0.00</b>	<b>\$1,440.80</b>	<b>\$1,500.00</b>	<b>\$1,500.00</b>	
STORMWATER CONTROL	0.00	1,440.80	\$1,500.00	\$1,500.00	
<b>TREES/SHRUBS/BUSHES</b>	<b>\$361.77</b>	<b>\$11,398.72</b>	<b>\$11,036.95</b>	<b>\$8,000.00</b>	
TREE/SHRUBS/BUSHES	361.77	11,398.72	\$11,036.95	\$8,000.00	
<b>SPRINKLER</b>	<b>\$0.00</b>	<b>\$6,171.00</b>	<b>\$6,171.00</b>	<b>\$6,610.00</b>	
REPAIRS ABOVE GROUND	0.00	924.00	\$924.00	\$1,800.00	
REPAIRS BELOW SURFACE	0.00	3,570.00	\$3,570.00	\$1,000.00	
FITTINGS	0.00	1,677.00	\$1,677.00	\$2,900.00	
REG. INSPECTION 464 HEAD	0.00	0.00	\$0.00	\$910.00	
<b>SPRINKLER EQUIPMENT</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	
<b>COMMUNITY DEVELOPMENT</b>	<b>\$0.00</b>	<b>\$4,381.94</b>	<b>\$5,000.00</b>	<b>\$3,500.00</b>	
COMMUNITY DEVELOPMENT	0.00	4,381.94	\$5,000.00	\$3,500.00	
<b>UTILITIES</b>	<b>\$374.27</b>	<b>\$32,523.54</b>	<b>\$32,662.02</b>	<b>\$40,162.00</b>	
INSURANCE	0.00	5,426.00	\$5,455.00	\$4,583.00	
WATER	57.32	22,829.99	\$22,900.00	\$31,330.00	
ELECTRICITY	316.95	3,727.53	\$3,783.00	\$3,725.00	
SEMSWA	0.00	540.02	\$524.02	\$524.00	

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	<b>Actual Current Month</b>	<b>Actual Y-T-D</b>	<b>Current Annual Budget</b>	<b>Approved Annual Budget</b>	
<b>CONSULTANTS</b>	<b>\$1,365.00</b>	<b>\$16,950.00</b>	<b>\$17,090.00</b>	<b>\$16,715.00</b>	
MANAGEMENT FEES	1,200.00	14,400.00	\$14,400.00	\$14,400.00	
LEGAL FEES	165.00	2,550.00	\$2,690.00	\$2,315.00	
<b>NEWSLETTER/WEB/DIRECTOR</b>	<b>\$0.00</b>	<b>\$1,443.30</b>	<b>\$1,569.00</b>	<b>\$1,469.00</b>	
NEWSLETTER/WEB SITE/DIRECTORY	0.00	698.46	\$700.00	\$600.00	
POSTAGE/DELIVERY	0.00	744.84	\$869.00	\$869.00	
<b>TOTAL NEWSLETTER/WEB/DIRECTORY</b>					
<b>ASSOCIATION</b>	<b>\$17.14</b>	<b>\$576.72</b>	<b>\$681.00</b>	<b>\$685.00</b>	
MEETINGS	0.00	0.00	\$100.00	\$200.00	
BOARD	17.14	576.72	\$581.00	\$485.00	
<b>OTHER OPERATING COSTS</b>	<b>\$240.00</b>	<b>\$1,255.00</b>	<b>\$1,540.00</b>	<b>\$4,830.00</b>	
SNOW REMOVAL	240.00	1,215.00	\$1,500.00	\$4,800.00	
DUES & SUBSCRIPTIONS	0.00	40.00	\$40.00	\$30.00	
<b>ASSET FENCES</b>	<b>\$1,136.08</b>	<b>\$7,376.41</b>	<b>\$7,885.00</b>	<b>\$11,500.00</b>	
CALEY FENCE	568.04	4,779.34	\$5,000.00	\$5,000.00	
ARAPAHOE FENCE	568.04	3,212.07	\$3,500.00	\$5,000.00	
QUEBEC FENCE	0.00	(615.00)	-\$615.00	\$1,500.00	
<b>ASSET LAMP POSTS</b>	<b>\$259.64</b>	<b>\$595.64</b>	<b>\$600.00</b>	<b>\$2,100.00</b>	
LAMP POST	259.64	595.64	\$600.00	\$2,100.00	
<b>ASSETS OTHER</b>	<b>\$0.00</b>	<b>\$28,706.74</b>	<b>\$28,706.74</b>	<b>\$22,500.00</b>	
HOA SHED	0.00	3,000.00	\$3,000.00	\$0.00	
GOLF CART	0.00	1,359.16	\$1,359.16	\$0.00	
COBBLE/DECORATIVE ROCK	0.00	3,113.00	\$3,113.00	\$10,000.00	
SIGNS	0.00	250.00	\$250.00	\$500.00	
DRY LAY ROCK WALLS	0.00	20,984.58	\$20,984.58	\$12,000.00	
<b>TOTAL EXPENSES</b>	<b>\$6,878.90</b>	<b>\$143,297.28</b>	<b>\$141,601.71</b>	<b>\$146,731.00</b>	