

CREEKSIDE TOWNHOME ASSOCIATION

Budget Year:	2018														
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MONTHLY OPERATING BUDGET-APPROVED

INCOME	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
ASSOCIATION ASSMTS	11,039	11,039	11,039	11,571	12,103	12,635	13,300	13,965	14,630	15,295	15,694	15,960	158,270	81,141	77,129
BUILDER ASSESSMENTS	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
DEVELOPER SUBSIDY	-	-	5,868	-	-	5,500	-	-	5,500	-	-	5,500	22,368	16,193	6,175
LESS: BAD DEBT	(55)	(55)	(55)	(58)	(61)	(63)	(67)	(70)	(73)	(76)	(78)	(80)	(791)	-1,200	409
LEGAL FEE REVENUE	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
COLLECTION FEE REVEN	-	-	100	-	-	100	-	-	100	-	-	100	400	400	-
INTEREST	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
TRANSFER TO RESERVE	(3,950)	(4,150)	(4,150)	(4,150)	(4,350)	(4,550)	(4,750)	(5,000)	(5,250)	(5,500)	(5,750)	(5,900)	(57,450)	-29,600	(27,850)
TOTAL INCOME	7,034	6,834	12,802	7,363	7,692	13,622	8,484	8,895	14,907	9,719	9,866	15,580	122,797	66,934	55,863
EXPENSES	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
ADMINISTRATIVE & GENERAL															
LIC, FEES, PERMITS	-	-	10	-	-	-	-	-	-	-	30	-	40	40	-
AUDIT/TAX RETURNS	-	-	250	-	-	-	750	-	-	-	-	-	1,000	1,050	(50)
DUES/SUBSCRIPTIONS	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
LEGAL FEES	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
LEGAL FEES/ATTORNEYS	-	-	300	-	-	300	-	-	300	-	-	300	1,200	40	1,160
COLLECTIONS	-	-	100	-	-	100	-	-	100	-	-	100	400	400	-
MANAGEMENT FEES	790	830	830	830	870	910	950	1,000	1,050	1,100	1,150	1,180	11,490	6,015	5,475
MEETING EXPENSE	-	-	25	-	-	25	-	-	25	25	25	-	125	60	65
OFFICE SUPPLIES	20	20	20	20	20	20	20	20	20	20	60	20	280	98	182
POSTAGE	5	5	5	5	5	5	5	5	5	5	113	5	168	90	78
TELEPHONE	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
MILEAGE/AUTO	7	7	7	7	7	7	7	7	7	7	7	7	84	24	60
TOTAL ADMINISTRATION	822	862	1,547	862	902	1,367	1,732	1,032	1,507	1,157	1,385	1,612	14,787	7,817	6,970
CONTRACT SERVICES	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
BUILDING INSPECTION	440	-	-	440	440	440	550	550	550	550	330	220	4,510	2,520	1,990
RESERVE STUDY	-	-	-	-	-	-	-	-	-	1,800	-	-	1,800	1,800	-
LANDSCAPE MAINT	-	-	2,410	2,532	2,532	2,532	2,654	2,776	2,898	3,050	3,203	-	24,583	12,836	11,747
PEST CONTROL	-	-	-	-	50	50	50	50	50	50	-	-	300	300	-
SNOW REMOVAL	3,500	3,500	2,500	-	-	-	-	-	-	1,500	3,500	3,249	17,749	12,833	4,916
TOTAL CONTRACT SERVICES	3,940	3,500	4,910	2,972	3,022	3,022	3,254	3,376	3,498	6,950	7,033	3,469	48,942	30,289	18,653

REPAIR & MAINTENANCE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
MISCELLANEOUS REPAIR	375	375	375	375	375	375	375	375	375	375	375	375	4,500	2,960	1,540
IRRIGATION REPAIR	-	-	-	100	100	50	50	50	50	50	-	-	450	350	100
BACKFLOW TESTING	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
LANDSCAPE REPAIRS	-	-	-	550	1,750	300	300	300	300	-	-	-	3,500	3,500	-
<i>TOTAL REPAIRS & MAINT</i>	375	375	375	1,025	2,225	725	725	725	725	425	375	375	8,450	6,810	1,640
PARTS & SUPPLIES	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
MISCELLANEOUS	40	40	40	40	40	40	40	40	40	40	40	31	471	592	(121)
ICE MELT/SNOW SUPPLY	50	50	-	-	-	-	-	-	-	-	50	50	200	300	(100)
<i>TOTAL PARTS & SUPPLIES</i>	90	90	40	40	40	40	40	40	40	40	90	81	671	892	(221)
UTILITIES	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
ELECTRICITY	78	115	142	180	161	176	176	225	225	225	175	120	1,998	1,944	54
GAS	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
GARBAGE REMOVAL	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-
WATER	-	-	525	680	800	1,000	1,500	1,500	1,500	700	400	-	8,605	3,615	4,990
<i>TOTAL UTILITIES</i>	78	115	667	860	961	1,176	1,676	1,725	1,725	925	575	120	10,603	5,559	5,044
TAXES	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
INCOME TAXES	-	-	-	-	-	100	-	-	-	-	-	-	100	100	-
<i>TOTAL TAXES</i>	-	-	-	-	-	100	-	-	-	-	-	-	100	100	-
INSURANCE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS	PRIOR YR	CHANGE
DIRECTORS & OFFICERS	66	66	66	66	66	66	66	66	66	66	66	66	787	796	(9)
ASSOC MASTER POLICY	1,462	1,462	1,462	1,462	1,462	1,462	1,462	1,462	1,462	1,462	1,462	1,462	17,538	10,155	7,383
EARTHQUAKE POLICY	1,622	1,622	1,622	1,622	1,622	1,622	1,622	1,622	1,622	1,622	1,622	1,622	19,469	2,900	16,569
EXCESS LIABILITY	69	69	69	69	69	69	69	69	69	69	69	69	825	1,045	(220)
WORKERS COMP	52	52	52	52	52	52	52	52	52	52	52	52	624	570	54
<i>TOTAL INSURANCE</i>	3,270	3,270	3,270	3,270	3,270	3,270	3,270	3,270	3,270	3,270	3,270	3,270	39,243	15,466	23,777
TOTAL EXPENSE	8,575	8,212	10,809	9,029	10,420	9,700	10,697	10,168	10,765	12,767	12,728	8,927	122,797	66,933	55,864
NET INCOME/(LOSS)	(1,541)	(1,378)	1,993	(1,666)	(2,727)	3,922	(2,213)	(1,273)	4,142	(3,049)	(2,863)	6,653	(0)	1	(1)