

ROUDEBUSH FARMS PROPERTY OWNERS ASSOCIATION

2010 Estimated Budget

	Estimated 2009 Budget	Actual 2009 Budget	Estimated 2010 Budget	
INCOME				
2009 Balance			\$ 2,432.67	
POA Dues	\$ 65,084.84	\$ 63,762.29	\$ 64,837.50	January 2010 Billing 170 @ \$390.00 \$ 66,300.00
				1/1/ - 6/30/2010 Est Closings 7 @ \$195.00 \$ 1,365.00
				7/1/ - 12/31/2010 Est Closings 7 @ \$ 97.50 \$ 682.50
				Non-Collectables 9 @ \$390.00 \$ -3,510.00
Proposed Loan			\$ 15,000.00	
TOTAL INCOME	\$ 65,084.84	\$ 63,762.29	\$ 82,270.17	
EXPENSES				
Administrative Expenses				
Insurance	\$ 2,000.00		\$ 1,750.00	budget
Fees	\$ 10.00	\$ 7.14	\$ 10.00	budget
Legal Services and Collections	\$ 90.00	\$ 128.00	\$ 200.00	budget
Website			\$ 150.00	budget
Post Office Box			\$ 70.00	budget
Office Supplies			\$ 200.00	budget
Postage	\$ 200.00	\$ 84.00	\$ 130.00	budget
Check Printing			\$ 75.00	budget
Document Printing			\$ 125.00	budget
Reserve	\$ 2,000.00			
Pool Expenses				
Management Contract	\$ 22,766.13	\$ 14,000.00	\$ 14,700.00	2009 plus 5%
Maintenance Contract		\$ 4,465.00	\$ 4,690.00	2009 plus 5%
Repairs and Permits		\$ 1,803.94	\$ 1,895.00	2009 plus 5%
Insurance		\$ 950.00	\$ -170.00	2009 plus 5% w/ corrected 2009 overpayment
Lawn Care		\$ 1,381.76	\$ 1,450.00	2009 plus 5%
Electric		\$ 1,360.46	\$ 1,430.00	2009 plus 5%
Gas		\$ 2,748.57	\$ 2,885.00	2009 plus 5%
Water		\$ 1,155.86	\$ 1,215.00	2009 plus 5%
Sewage		\$ 127.36	\$ 135.00	2009 plus 5%
Phone		\$ 78.14	\$ 80.00	2009 plus 5%
Street Lamp Post				
Lease Contract	\$ 8,264.64	\$ 8,264.64	\$ 36,205.00	Contract Buyout
Maintenance	\$ 1,000.00	\$ 2,525.59	\$ 1,000.00	budget and community volunteer
Electric	\$ 921.57	\$ 802.47	\$ 845.00	2009 plus 5%
Common Areas				
Property Taxes		\$ 350.00	\$ 350.00	budget
Electric	\$ 767.50	\$ 647.39	\$ 680.00	2009 plus 5%
Water	\$ 2,512.67	\$ 1,266.36	\$ 670.00	service reduction
Sprinkler Maintenance	\$ 500.00	\$ 365.00	\$ 385.00	2009 plus 5%
Landscaping Maintenance	\$ 10,150.00	\$ 8,428.83	\$ 5,000.00	service reduction and community volunteer
Mowing	\$ 8,715.00	\$ 8,275.00	\$ 5,000.00	service reduction
Pond Maintenance	\$ 2,247.00	\$ 2,026.61	\$ 1,000.00	new alternative maintenance
Place & Remove Holiday Decorations	\$ 350.00	\$ 87.50		community volunteer
TOTAL EXPENSES	\$ 62,494.51	\$ 61,329.62	\$ 82,155.00	
BALANCE (Income less Expenses)	\$ 2,590.33	\$ 2,432.67	\$ 115.17	