



APPROVED

Jacaranda West #1 Homeowners Association HOA Budget

January 1, 2016 to Decmeber 1, 2016

	2015 Annual Budget	2016 Annual Budget
Income		
5010.00 · Assessments	179,131	201,021
5010.01 · Members Past Due Interest	0	
5011.00 · Reserve Assessment	91,044	91,044
Total Income	\$270,175	\$292,065
Expense		
7100.00 · Grounds		
7110.00 · Grounds Contract	20,880	30,000
7120.00 · Svc/Replacemt/Other	2,500	3,000
7130.00 · Cul-de-sac Maintenance	13,000	15,000
7135.00 · Lake Treatment	23,000	23,650
7140.00 · Tree Trimming	3,500	5,500
7150.00 · Sprinkler/Irrigation Contract	2,000	2,200
Total 7100.00 · Grounds	64,880	79,350
7200.00 · Maintenance		
7210.00 · Repairs & Maintenance Roads Signs and Walls	10,000	10,000
7215.00 · Painting-Main/Repr/Sup	0	
7220.00 · Pest Control	400	400
Total 7200.00 · Maintenance	10,400	10,400
7500.00 · Utilities		
7520.00 · Electric	1,000	1,060
7670.00 · Gatehouse Electric Usage	500	500
Total 7500.00 · Utilities	1,500	1,560
7800.00 · Administration		
7810.00 · Insurance - Property	7,500	5,500
7820.00 · Professional - Legal	40,000	40,000
7825.00 · Accounting Services - Audit	3,500	3,500
7830.00 · Division Fees	61	61
7840.00 · Income Tax	400	400
7870.00 · Management Fee	36,500	43,200
7880.00 · Office Supplies/Misc	3,500	4,350
7885.00 · Postage	3,390	3,800
7886.00 · Copies/Printing	2,000	2,100
7887.00 · Printing - Mass Mailings	5,500	6,800
7896.00 · Bad Debt - Expense	0	
Total 7800.00 · Administration	102,351	109,711
TOTAL OPERATING	179,131	201,021
7900.00 · Other		
7910.00 · Transfer to Reserves	91,044	0
7912.00 · Reserve interest allocation	0	
7925.00 · Allowance for Doubtful Accounts	0	
Total 7900.00 · Other	91,044	91,044
TOTAL EXPENSE	270,175	292,065

Annual Maintenance Fee:

\$325

Handwritten signature and date: 12/14/15