

2019 Budget

RIVER DISTRICT		Cost per Month	Times per Year	# of homes	2018 Budget	2018 Actuals	2019 Budget
INCOME:							
5010	Dues	\$ 22.00	12	562+12+6	\$ 140,448.00	\$ 143,245.36	\$ 153,000.00
<i>Projected % of Delinquent Dues</i>					\$ (3,511.20)	\$ -	\$ (3,825.00)
5012	Dues - Builder	\$ 22.00	9	36	\$ 7,128.00	\$ 9,108.00	\$ 7,128.00
Total Assessments:					\$ 144,064.80	\$ 152,353.36	\$ 156,303.00
5014	Transfer Fee					\$ 254.62	\$ -
5020	Late Charges				\$ 3,000.00	\$ 5,180.35	\$ 3,175.00
5021	Late Interest				\$ 200.00	\$ 327.02	\$ 205.00
5025	NSF Income					\$ -	\$ -
5026	Fine Income					\$ 100.00	\$ -
5032	Lien Income					\$ 254.00	\$ -
5045	Initiation Fees	\$ 50.00		29	\$ 1,650.00	\$ 2,500.00	\$ 1,450.00
5050	Interest Income					\$ 22.56	\$ -
5100	Misc. Income					\$ 188.43	\$ -
Total Income:					\$ 148,914.80	\$ 161,180.34	\$ 161,133.00

		Contract Dates	Frequency	Total Per Year	2018 Budget	2018 Actuals	2019 Budget
Landscaping Expenses:							
6810	Mowing - Commons/Fall Leaf control				\$ 41,500.00	\$ 32,837.12	\$ 41,000.00
6820	Fertilize - Commons				\$ 5,500.00	\$ 5,652.16	\$ 6,000.00
6830	Turf Spray - Commons				\$ 6,000.00	\$ 4,428.21	\$ 6,700.00
6843	Master Tree Program				\$ 6,500.00	\$ 4,788.84	\$ 6,500.00
6850	Flowers (Planting and Removal)				\$ 600.00	\$ 538.06	\$ 650.00
6860	Sprinkler Turn On & Blow Out				\$ 3,500.00	\$ 3,081.22	\$ 3,600.00
6880	Landscape Labor and Materials				\$ 5,500.00	\$ 5,690.69	\$ 6,000.00
6890	Misc. Landscape- Planter beds				\$ 4,500.00	\$ 3,639.44	\$ 4,800.00
6891	Swale Maintenance/splash pads				\$ 300.00	\$ 239.36	\$ 300.00
Total Landscaping:					\$ 73,900.00	\$ 60,895.10	\$ 75,550.00

		Contract Dates	Frequency	Total Per Year	2018 Budget	2018 Actuals	2019 Budget
Other Expenses:							
6120	Community Events				\$ 5,500.00	\$ 5,986.21	\$ 6,250.00
6135	Board & Annual Meetings				\$ 100.00	\$ 47.23	\$ 100.00
6305	Accounting				\$ 195.00	\$ 195.00	\$ 195.00
6306	Legal				\$ 250.00	\$ 575.25	\$ 250.00
6307	Code Enforcement					\$ -	\$ -
6310	Insurance Expense				\$ 930.00	\$ 1,079.00	\$ 1,200.00
6330	Bank Charges				\$ 100.00	\$ 314.85	\$ 100.00
6415	Electricity				\$ 22,000.00	\$ 21,201.36	\$ 23,425.00
6420	Water				\$ 4,000.00	\$ 4,124.44	\$ 5,100.00
6615	Snow Removal				\$ 3,500.00	\$ 6,306.05	\$ 6,000.00
6625	Supplies					\$ -	\$ -
6626	Postage				\$ 2,900.00	\$ 3,473.29	\$ 3,740.00
6630	Repairs & Maintenance/doggie pot				\$ 1,800.00	\$ 2,585.58	\$ 2,100.00
6635	Special Projects				\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
6900	Web Fees				\$ 50.00	\$ 71.74	\$ 75.00
7505	Management Fee				\$ 28,728.00	\$ 28,566.00	\$ 30,955.00
7508	Property Taxes				\$ 500.00	\$ 310.00	\$ 400.00
7515	Income Taxes					\$ -	\$ -
Total Other:					\$ 72,053.00	\$ 76,336.00	\$ 81,390.00
Capital Funding:					\$ 4,000.00	\$ 4,000.00	\$ 4,000.00

TOTAL EXPENSES					\$ 149,953.00	\$ 141,231.10	\$ 160,940.00
NET CASH FLOW:					\$ (1,038.20)	\$ 19,949.24	\$ 193.00
Capital Improvement Expenses:						\$ -	
BEGINNING CASH BALANCE:					\$ 155,166.78	\$ 155,166.78	\$ 179,116.02
ENDING CASH BALANCE:					\$ 154,128.58	\$ 175,116.02	\$ 179,309.02

Cash Balance Including Capital Income:

\$ 179,116.02

Operating Account	\$ 238,339.52
Savings Account	\$ 13,004.31
Working Capital Account	\$ 18,460.98
	\$ 269,804.81