

# The Shadow Run Homeowners' Association, Inc.

BOARD PROPOSED BUDGET

FY 2016-2017 Budget 5/1/2016 to 4/30/2017

BUDGET CATEGORY NAME	APPROVED 2016/16 BUDGET ANNUAL	PROJECTED Year End	MGR PROPOSED 2016/17 BUDGET ANNUAL
<b>REVENUES</b>			
Homeowner Assessments	\$ 77,000.00	\$ 77,000.00	\$ 77,000.00
(Less) Uncollectable Assessments	(\$800)	(\$800)	(\$800)
Interest Income	\$ 95.00	\$ 100.00	\$ 100.00
Late Fees	\$ 950.00	\$ 1,193.00	\$ 950.00
Interest - Delinquencies	\$ -	\$ -	\$ -
Legal Recovery	\$ -	\$ 455.00	\$ -
Other Income	\$ -	\$ 2,473.00	\$ -
<b>TOTAL REVENUES</b>	<b>\$ 77,245.00</b>	<b>\$ 80,421.00</b>	<b>\$ 77,250.00</b>
<b>EXPENSES</b>			
<b>ADMINISTRATIVE EXPENSES</b>			
Management/Bookkeeping	\$ 27,388.00	\$ 21,847.40	\$ 22,800.00
Legal - Corporate	\$ 3,500.00	\$ 3,700.00	\$ 3,500.00
Legal - Enforcement	\$ 2,500.00	\$ 1,500.00	\$ 2,500.00
Legal - Collections	\$ 2,000.00	\$ 750.00	\$ 2,000.00
Late Notices	\$ 500.00	\$ 155.00	\$ 500.00
Lien / Violation Notices	\$ 150.00	\$ 500.00	\$ 500.00
Audit	\$ 1,100.00	\$ 1,428.00	\$ 1,250.00
Office Expenses	\$ 2,000.00	\$ 4,500.00	\$ 4,000.00
Postage	\$ 1,200.00	\$ -	\$ -
Storage/Supplies/Equipment	\$ 1,400.00	\$ 1,565.00	\$ 1,400.00
Meetings Expense	\$ 1,000.00	\$ 1,300.00	\$ 1,500.00
Corporate Report	\$ 125.00	\$ 85.00	\$ 100.00
Bad Debt	\$ 2,000.00	\$ 9,000.00	\$ 2,800.00
Bank Charges	\$ 400.00	\$ 130.00	\$ 200.00
<b>TOTAL ADMIN. EXPENSES</b>	<b>\$ 45,263.00</b>	<b>\$ 46,440.40</b>	<b>\$ 43,050.00</b>
<b>EVENTS/COMMITTEES/NEWS EXPENSES</b>			
Welcome Committee	\$ 200.00	\$ -	\$ 200.00
Newsletter	\$ 900.00	\$ 800.00	\$ 900.00
Website	\$ 300.00	\$ 1,200.00	\$ 1,200.00
Community Events			
Best-decorated Homes	\$ 400.00	\$ 400.00	\$ 400.00
Holiday Decorations	\$ 500.00	\$ 100.00	\$ 300.00
Community Fall Festival	\$ 500.00	\$ 425.00	\$ 500.00
Community Winter Festival	\$ 300.00	\$ -	\$ -
Community Spring Festival	\$ 300.00	\$ 300.00	\$ 300.00
Community Cleanup	\$ 200.00	\$ 160.00	\$ 200.00
Yard Sale Marketing	\$ 100.00	\$ 100.00	\$ 100.00
<b>TOTAL EVENTS EXPENSES</b>	<b>\$ 3,700.00</b>	<b>\$ 3,485.00</b>	<b>\$ 4,100.00</b>
<b>TAXES &amp; INSURANCE</b>			
Real Estate Taxes	\$ 250.00	\$ 167.00	\$ 250.00
Property/Liability	\$ 1,100.00	\$ 1,253.00	\$ 1,488.00
D & O	\$ 3,600.00	\$ 3,309.00	\$ 2,231.00
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>\$ 4,950.00</b>	<b>\$ 4,729.00</b>	<b>\$ 3,969.00</b>
<b>OPERATING/MAINTENANCE EXPENSES</b>			
Electricity	\$ 2,800.00	\$ 2,600.00	\$ 2,800.00
Landscape Contract	\$ 15,600.00	\$ 15,475.00	\$ 15,600.00
Landscaping/Common Grounds	\$ 2,000.00	\$ 1,400.00	\$ 2,000.00
Lake Maintenance	\$ -	\$ -	\$ -
Miscellaneous expenses (flags, etc)	\$ 500.00	\$ 1,000.00	\$ 1,500.00
Other Supplies and Maintenance	\$ -	\$ -	\$ -
<b>TOTAL GROUNDS EXPENSE</b>	<b>\$ 20,900.00</b>	<b>\$ 20,475.00</b>	<b>\$ 21,900.00</b>
<b>RESERVE</b>			
<b>TOTAL EXPENSES</b>	<b>\$ 74,813.00</b>	<b>\$ 75,129.40</b>	<b>\$ 73,019.00</b>
<b>SURPLUS/DEFICIT</b>	<b>\$ 2,432.00</b>	<b>\$ 5,291.60</b>	<b>\$ 4,231.00</b>

\* Income:

Year 2016/2017 Assessments \$200.00 per lot  
 Year 2015/2016 Assessments \$200.00 per lot  
 Year 2014/2015 Assessments \$200.00 per lot  
 Year 2011/2012 Assessments \$200.00 per lot  
 Year 2010/2011 Assessments \$200.00 per lot