

Villa San Marcos Homeowners Association

2019 Budget

	Actuals from ABA 11/2017-04/2018	Actuals from CBCPP 05/2018-10/2018	TOTAL ABA + CBCPP 11/2017 - 10/2018	Proposed 2019 Budget	
INCOME					
HOA Dues	\$ 22,264.00	\$ 19,505.00	\$ 41,769.00	\$ 43,680.00	28 units @ \$130.00 per month
Prepaid Dues	\$ 638.00	\$ 2,283.00	\$ 2,921.00		
Special Assessments	\$ 4,706.00	\$ 247.00	\$ 4,953.00		
TOTAL INCOME	\$ 27,608.00	\$ 22,035.00	\$ 49,643.00	\$ 43,680.00	
OPERATING EXPENSES					
Loan Payments	\$ 5,211.80	\$ 1,737.00	\$ 6,948.80	\$ -	
Building Repair	\$ 910.35	\$ 55.00	\$ 965.35	\$ 2,000.00	
Grounds/Irrigation Maintenance	\$ 1,160.00	\$ 2,009.50	\$ 3,169.50	\$ 3,500.00	Trimming bushes/Landscape Maintenance
Backflow Testing	\$ -	\$ 80.00	\$ 80.00	\$ 100.00	
Management	\$ 2,000.00	\$ 1,500.00	\$ 3,500.00	\$ 3,000.00	Management
Insurance	\$ 4,922.75	\$ 4,427.13	\$ 9,349.88	\$ 11,000.00	Liability/Directors & Officers
Water/Sewer	\$ 6,400.02	\$ 9,672.71	\$ 16,072.73	\$ 16,000.00	
Waste Management	\$ 3,459.12	\$ 3,886.53	\$ 7,345.65	\$ 5,000.00	
Xcel	\$ 80.85	\$ 70.16	\$ 151.01	\$ 250.00	
Postage & Copies	\$ 249.55	\$ 224.00	\$ 473.55	\$ 600.00	Printing and Postage
Taxes & Licenses	\$ -	\$ 28.00	\$ 28.00	\$ 50.00	Annual Report/Div of R.E.
Tax Preparation	\$ 85.00	\$ -	\$ 85.00	\$ 200.00	Federal Tax Return (CBCPP does not provide this service)
Legal & Accounting	\$ -	\$ 10.00	\$ 10.00	\$ 100.00	
Meeting Room	\$ -			\$ 50.00	
Bank Charges	\$ 10.00	\$ 77.17	\$ 87.17	\$ 50.00	Deposit books/Endorsment Stamp
TOTAL EXPENSES	\$ 24,489.44	\$ 23,777.20	\$ 48,266.64	\$ 41,900.00	
NET			\$ 1,773.76	\$ 1,780.00	