

Riverwalk Homeowners Association

2011 Budget

**BA**

**Revenue (100)**

|     |                               |                      |
|-----|-------------------------------|----------------------|
| 100 | Member Assesment              | \$ 720,800.00        |
| 110 | Interest Income Reserves      | \$ 1,131.00          |
| 115 | Interest Income Delinquencies | \$ 4,000.00          |
| 120 | Late Fees                     | \$ 3,500.00          |
| 130 | Estoppel Fees                 | \$ 1,500.00          |
| 140 | New Owner Application Fees    | \$ 2,250.00          |
| 145 | Renter Application Fees       | \$ 2,000.00          |
| 155 | Returned Check Fees           | \$ 70.00             |
| 160 | Boat yard Fees                | \$ 6,080.00          |
| 165 | Kayak and Canoe Storage       | \$ 750.00            |
| 167 | Town Grants                   | \$ 19,694.00         |
| 170 | Rental Income                 | \$ 13,200.00         |
| 171 | Surplus 2010                  | \$ -                 |
|     | <b><u>Total Revenue</u></b>   | <b>\$ 774,975.00</b> |

**Administrative (200)**

|         |                           |                      |
|---------|---------------------------|----------------------|
| 200     |                           |                      |
| 210-227 | Property Management       | \$ 142,840.00        |
| 230     | Audit                     | \$ 5,000.00          |
| 235     | Accounting Contract       | \$ 10,000.00         |
| 240     | Legal/Admin               | \$ 20,000.00         |
| 250     | Permits/Fees/Taxes        | \$ 700.00            |
| 260     | Postage                   | \$ 2,500.00          |
| 270     | Printing                  | \$ 3,500.00          |
| 280     | Insurance                 | \$ 11,000.00         |
| 290     | Office Expenses           | \$ 12,000.00         |
|         | <b><u>Total Admin</u></b> | <b>\$ 207,540.00</b> |

**Operations(300)**

|     |                                    |                      |
|-----|------------------------------------|----------------------|
| 300 |                                    |                      |
| 310 | General Repair & Maintenance       | \$ 20,000.00         |
| 315 | Maintenance & Janitorial Supplies  | \$ 5,000.00          |
| 318 | Plumbing R&M                       | \$ 5,000.00          |
| 319 | Fuel Expense                       | \$ 2,000.00          |
| 330 | Key/Door repairs                   | \$ 1,000.00          |
| 335 | Irrigation System Pumps & Supplies | \$ 10,000.00         |
| 340 | Lake Maintenance Contract          | \$ 1,300.00          |
| 345 | Landscape/ Irrigation Contract     | \$ 71,000.00         |
| 350 | Beautification Landscape & Plants  | \$ 25,000.00         |
| 355 | Rain Gutter Cleaning               | \$ 15,000.00         |
| 357 | Mangrove Trimming                  | \$ 2,000.00          |
| 367 | Pool Parts & Supplies              | \$ 16,779.00         |
| 380 | Cable TV                           | \$ 106,000.00        |
| 385 | Security Guards                    | \$ 45,000.00         |
| 395 | Bad Debts                          | \$ 10,000.00         |
| 397 | Rental Repairs                     | \$ 5,000.00          |
|     | <b><u>Total Operations</u></b>     | <b>\$ 340,079.00</b> |

**Utilities(400)**

|     |                               |                     |
|-----|-------------------------------|---------------------|
| 400 |                               |                     |
| 410 | Electric                      | \$ 27,750.00        |
| 420 | Water&Sewer                   | \$ 7,000.00         |
| 430 | Telephone                     | \$ 8,500.00         |
| 440 | Trash Removal                 | \$ 3,500.00         |
|     | <b><u>Total Utilities</u></b> | <b>\$ 46,750.00</b> |

|     |                                    |                      |
|-----|------------------------------------|----------------------|
| 500 | <b><u>Reserve Funding(500)</u></b> |                      |
| 510 | Roofing                            | \$78,532             |
| 520 | Painting                           | \$ 47,178.00         |
| 530 | Street Paving                      | \$ 5,000.00          |
| 535 | Sewer System/Rentention Pond       | \$ 25,000.00         |
| 540 | Boat Ramp & Docks                  | \$ 8,316.00          |
| 550 | Pool Marcite/Repairs               | \$ 6,000.00          |
| 555 | Pool Furniture                     | \$ 500.00            |
| 560 | Tennis Court Repairs               | \$ 500.00            |
| 570 | Pond Fountain                      | \$ 1,000.00          |
| 580 | Fencing                            | \$ 500.00            |
| 595 | Boat Yard                          | \$ 6,080.00          |
| 590 | Golf Cart and Truck R&M            | \$ 1,000.00          |
| 595 | Playground                         | \$ 1,000.00          |
|     | <b><u>Total reserve</u></b>        | <b>\$ 180,606.00</b> |

|                      |                        |
|----------------------|------------------------|
| Total Revenue        | \$ 774,975.00          |
| Total Expenses       | \$ 594,369.00          |
| Balance              | <b>\$ 180,606.00</b>   |
| <b>Total Reserve</b> | <b>\$ (180,606.00)</b> |
| Cash Available       | \$ -                   |

Signature

*Barbara Hanson, President*

Pres  
VP  
Sec  
Treas  
Dir

*John Mc Owen, Treas.*