

Grand View HOA ,Inc.
 2019 Projected Budget
 December 31, 2018

GRAND VIEW HOA BUDGET August 31, 2019			
	2019 Projected	2019 Actual	2019 Diff
INCOME:			
2019 Annual Assessment: 198 homes @ \$200	39,600	39,600	0
2019 Annual Reserve Account: 198 homes @ \$50	9,900	9,900	0
Misc Income		275	
TOTAL INCOME	49,500	49,775	0
EXPENSES:			
MAINTENANCE:			
Common Area Maintenance	8,912	5,092	0
Common Area Repairs and Water System Maintenance	13,600	6,014	7,586
Silt Basin Cleaning	900	300	600
Snow Removal	1,400	2,000	-600
Entrance Maintenance	200	288	-88
Liability Insurance	1,700	1,658	42
TOTAL MAINTENANCE EXPENSES	26,712	15,352	7,540
Office:			
Administrative Assistant	1,800	1,200	600
Photocopying	300	16	284
Postage and delivery	300	203	97
Registration and Licensing	45	97	-52
Supplies	250	92	158
Meeting Expenses	175	0	175
Website	110	108	2
TOTAL OFFICE EXPENSES	2,980	1,716	1,264
UTILITIES:			
Electricity	8,600	3,973	4,627
Water	4,500	4,299	201
Trash	170	104	66
TOTAL UTILITIES EXPENSE	13,270	8,376	4,894
OTHER EXPENSES			
Contingency Fund (misc)	6,538	0	6,538
TOTAL OTHER EXPENSES	6,538	0	6,538
TOTAL EXPENSES	49,500	25,444	20,236
BANK BALANCES			
Operating	12/31/18 19,141	8/31/19 36,095	
Reserve	19,509	29,412	
TOTAL BANK BALANCE	38,650	65,507	0