

**Coal Creek Village North  
Paired & Patio Homes  
2019 Budget**

**INCOME**

		<b>2018 Budget</b>	<b>2018 YTD</b>	<b>2019 Budget</b>
1-510	Assessments	\$ 187,858.49	\$ 171,025.02	\$ 201,489.00
	Late Fee	\$ -	\$ 125.00	\$ -
1-560	Interest	\$ -	\$ 20.58	\$ -
		<b>\$ 187,858.49</b>	<b>\$ 171,170.60</b>	<b>\$ 201,489.00</b>

**EXPENSES**

		<b>2018 Budget</b>	<b>2018 YTD</b>	<b>2019 Budget</b>
<b>Administration</b>				
1-615	Audit & Tax Preparation	\$ 2,000.00	\$ -	\$ 2,500.00
1-621	Computer/Web Maintenance	\$ 600.00	\$ 500.00	\$ 600.00
1-670	Insurance Master	\$ 46,093.00	\$ 37,290.62	\$ 43,062.00
1-675	Legal- General	\$ 4,000.00	\$ 2,612.00	\$ 10,000.00
1-676	Legal- Collections	\$ 1,000.00	\$ -	\$ 1,000.00
1-677	Lawsuit Settlement	\$ 500.00	\$ 3,538.75	\$ 4,000.00
1-680	Management Fee	\$ 9,492.48	\$ 13,379.78	\$ 11,520.00
1-681	Taxes and Licenses	\$ 300.00	\$ -	\$ -
1-682	Bad Debt	\$ 1,000.00	\$ 100.00	\$ 1,000.00
1-683	Postage,Printing,Copies	\$ 1,500.00	\$ 1,363.09	\$ 1,500.00
1-684	Meeting/Minutes	\$ 240.00	\$ 195.00	\$ 240.00
1-685	Miscellaneous	\$ 500.00	\$ 1,263.53	\$ 500.00
		<b>\$ 67,225.48</b>	<b>\$ 60,242.77</b>	<b>\$ 75,922.00</b>

<b>Buildings</b>				
1-701	Gutters	\$ 1,000.00	\$ -	\$ 1,000.00
1-702	Roofs	\$ 1,000.00	\$ -	\$ 1,000.00
1-703	Exterminating	\$ 500.00	\$ -	\$ 500.00
1-704	General Building Maintenance	\$ 2,000.00	\$ (1,089.00)	\$ 2,000.00
		<b>\$ 4,500.00</b>	<b>\$ (1,089.00)</b>	<b>\$ 4,500.00</b>

<b>Grounds</b>				
1-705	Landscape Contract	\$ 18,072.00	\$ 14,536.60	\$ 18,804.00
1-706	Snow Removal	\$ 15,000.00	\$ 2,589.50	\$ 15,000.00
1-707	Sprinkler Repairs	\$ 3,000.00	\$ 969.14	\$ 3,000.00
1-708	General Grounds Maintenance	\$ 5,000.00	\$ 188.36	\$ 10,000.00
1-709	Grounds Contract Extra	\$ 10,000.00	\$ 2,559.29	\$ -
		<b>\$ 51,072.00</b>	<b>\$ 20,842.89</b>	<b>\$ 46,804.00</b>

<b>Reserves</b>				
1-800	Reserve Transfer	\$ 65,000.00	\$ 59,576.00	\$ 74,263.00
1-801	Taxable Interest	\$ -	\$ -	\$ -
		<b>\$ 65,000.00</b>	<b>\$ 59,576.00</b>	<b>\$ 74,263.00</b>

<b>Total Expenses</b>	<b>\$ 187,797.48</b>	<b>\$ 139,572.66</b>	<b>\$ 201,489.00</b>
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Monthly Assessment Per Home	\$	175.00
Difference	\$	12.00