

Eagle Landing at Oakleaf Plantation Homeowners' Association, Inc. 2019 Budget

Account	Description	2018 Budget	10/2017 -9/2018 Actual	2019 Proposed Budget	Variance	Assumption Notes
Operating Accounts						
Income Accounts						
Income						
40-4010-00	Annual Assessments	\$68,100.00	\$68,100.00	\$66,600.00	-\$1,500.00	Billable Builder Lots, 3rd party owners contributing annual assessment of \$50.00, due Jan 1 (1332 Billable Units)
40-4011-00	Capital Contribution Income	\$0.00	\$13,950.00		\$0.00	Jan-Sept 2018, 76 Sales
40-4012-00	Allocate CC Income to CC	\$0.00	-\$13,950.00		\$0.00	Allocate from Operating Budget, to Cap Contr
40-4013-00	Interest Income - Owners	\$0.00	\$3,782.09		\$0.00	
40-4025-00	Interest Income - Operating	\$0.00	\$60.66		\$0.00	
40-4030-00	Interest Income - Cap Contr	\$0.00	\$15.51		\$0.00	
40-4031-00	Allocate Cap Contr Interest to Cap Contr	\$0.00	-\$15.51		\$0.00	
40-4040-00	ARC Income	\$10,000.00	\$32,675.00	\$20,000.00	\$10,000.00	Estimate
40-4042-00	ARC - Developer	-\$5,000.00	-\$16,337.50	-\$10,000.00	-\$5,000.00	ARC Review Services as per agreement
New						
Income Accounts Total		\$73,100.00	\$88,280.25	\$76,600.00	\$3,500.00	
Expense Accounts						
General & Administration						
50-5002-00	Bad Debt Expense	\$8,950.00	\$8,949.96	\$5,000.00	-\$3,950.00	
50-5006-00	Insurance	\$5,000.00	\$4,536.00	\$5,000.00	\$0.00	D&O & Crime Renew June
50-5007-00	Insurance - Playground	\$2,150.00	\$2,108.04	\$2,300.00	\$150.00	Renews Oct
50-5008-00	Annual Report	\$61.25	\$61.25	\$61.25	\$0.00	Paid annually to Fl. Dept. of State
50-5010-00	Professional & Accounting	\$150.00	\$150.00	\$150.00	\$0.00	Tax Return - Lake Brown Williams CPAs
50-5014-00	Management Contract	\$31,929.96	\$31,929.96	\$31,929.96	\$0.00	The CAM Team paid monthly @ \$2660.83
50-5015-00	Office Supply/Postage/Copies	\$7,000.00	\$4,088.13	\$7,000.00	\$0.00	
50-5040-00	Legal Expenses	\$4,000.00	\$862.50	\$4,000.00	\$0.00	
50-5099-00	Miscellaneous Contingency	\$12,858.79	\$34,856.49	\$21,158.79	\$8,300.00	2018 - Volleyball courts and Playground
Grounds Maintenance						
51-5114-00	Forced Cuts	\$1,000.00	\$0.00	\$0.00	-\$1,000.00	
New						
Expense Accounts Total		\$73,100.00	\$87,542.33	\$76,600.00	\$3,500.00	
Operating Accounts Net		\$0.00	\$737.92	\$0.00	\$0.00	
10/12/2018	First Draft 10/12/18					
10/23/2018	Revised					