Club Cottages Budget 2017
Proposed 2018

				Proposed	Actual	Proposed	Proposed
Income	**Developer**	**3 Bedroom**	**4 Bedroom**	**2016**	**2016**	**2017**	**2018**
Dues-including sewer/water		$10,342.00	$10,448.00	$ 18,698.00	$ 18,698.00	$ 18,698.00	$ 18,698.00
Developer-Dues	$ 3,990.00			$ 3,990.00		$ 7,980.00	$ 3,990.00
Developer-Payments							
Smith	$ 420.00			$ 420.00		$ 840.00	$ 420.00
Special assessment income						$ 6,400.00	
Attorney fees							
Total Gross Income				$ 23,108.00	$ 18,698.00	$ 33,918.00	$ 23,108.00
ACCT							
Expenses							
Management ($40/unit)				$ 2,160.00	$ 2,030.00	$ 2,160.00	$ 2,400.00
Skyland Metro District		$ 1,452.00	$ 1,518.00	$ 3,118.56	$ 3,118.56	$ 3,118.56	$ 3,118.56
East River Sanitation		$ 873.44	$ 913.12	$ 2,020.52	$ 2,020.52	$ 2,020.52	$ 2,020.52
Trash				$ 1,000.00	$ 1,198.52	$ 1,300.00	$ 1,300.00
Snow				$ 3,500.00	$ 2,562.75	$ 6,400.00	$ 3,500.00
Roof Snow Removal						$ 6,210.00	
Grounds Maintenance Duplexes				$ 4,500.00	$ 3,957.99	$ 2,317.24	$ 4,000.00
Insurance				$ 1,750.00	$ 954.00	$ 1,000.00	$ 1,000.00
Accounting				$ 260.00	$ 267.00	$ 300.00	$ 320.00
Bank Charges							
Gen Maint/ Repair				$ 1,500.00	$ 555.00	$ 676.25	$ 1,500.00
Supplies for Gen Maint				$ 500.00		$ 500.00	$ 500.00
Miscellaneous				$ 1,000.00	$ 97.00	$ 50.00	$ 100.00
Garden Care					$ 842.00	$ 395.00	$ 500.00
Sewer line repair				$ 150.00		$ 5,973.65	$ 700.00
Tree care/common area open space					$ 134.47		
Extra tree watering				$ 800.00		$ 186.00	$ 400.00
Total				$ 22,259.08	$ 17,737.81	$ 32,607.22	$ 21,359.08
Reserve				$ 848.92	$ 960.19	$ 1,310.78	$ 1,748.92
	Developer income						
	prorated share of insurance						
	19 out of 25 lots						
	2 Mr. Smith						
Increase PR Management Fees to $50/unit 2018=$2400							