Club Cottages Budget 2020

				Actual	Proposed	Actual	Proposed
Income	**Developer**	**3 Bedroom**	**4 Bedroom**	**2018**	**2019**	**2019**	**2020**
Dues-including sewer/water		$11,692.02	$11,805.98	$18,698.00	$ 23,498.00	$ 23,498.00	$ 23,498.00
Developer-Dues	$ 3,990.00			$ 3,999.00	$ 4,410.00	$ 4,410.00	$ 4,410.00
Developer-Payments							
Smith	$ 420.00			$ 420.00		$ 420.00	$ 420.00
Special assessment income							
Attorney fees							
Total Gross Income				$23,117.00	$ 27,908.00	$ 28,328.00	$ 28,328.00
ACCT							
Expenses							
Management				$ 2,370.00	$ 2,640.00	$ 2,620.00	$ 2,880.00
Skyland Metro District		$ 1,524.72	$ 1,593.84	$ 3,118.56	$ 3,118.56	$ 3,118.56	$ 3,118.56
East River Sanitation		$ 987.84	$ 1,032.68	$ 2,020.52	$ 2,020.52	$ 2,020.52	$ 2,020.52
Trash				$ 1,267.55	$ 1,700.00	$ 1,713.50	$ 1,500.00
Snow Removal-drives & road				$ 1,674.00	$ 3,500.00	$ 6,197.00	$ 3,500.00
Roof Snow Removal					$ 2,000.00	$ 1,400.00	$ 2,000.00
Grounds Maintenance Duplexes				$ 7,663.96	$ 4,800.00	$ 6,599.00	$ 5,000.00
Insurance				$ 926.00	$ 1,100.00	$ 467.00	$ 1,100.00
Accounting				$ 283.00	$ 320.00	$ 295.00	$ 330.00
Bank Charges				$ 162.96			
Gen Maint/ Repair				$ 1,020.00	$ 10,000.00	$ 1,274.50	$ 2,000.00
Supplies for Gen Maint				$ 56.57	$ 500.00	$ 9.43	
Miscellaneous				$ 45.00	$ 125.00	$ 55.00	
Garden Care					$ 800.00	$ 593.47	$ 900.00
Seal Co				$ 1,900.00	$ -		
Oiling both units 2019-20						$ 3,683.92	?
Special Assessment						$ 180.00	
Tree care/common area open space				$ 270.00			$ 500.00
Extra yard watering				$ 264.00	$ 500.00		$ 500.00
Total				$23,042.12	$ 33,124.08	$ 30,226.90	$ 25,349.08
Reserve				$ 74.88	$ (5,216.08)	$ (1,898.90)	$ 2,978.92
	Developer income (Divine)						
	prorated share of insurance						
	21 out of 25 lots						
PR Management Fees to $55/unit							