

East Bluff Homeowners				
Approved Budget				
04/01/21 - 03/31/22				
Homeowner Fees	\$357,108.00			
Fees Waived - Board Members & Parking Coordinator	\$0.00			
Projected Carryover from 2020-2021	\$50,000.00			
Average Uncollected Fees	-\$10,000.00			
Miscellaneous Income (Fee Recovery, Fines)	\$0.00			
Income Total:	\$397,108.00			
Reserve Fund - Additions 2021				
	Addition to Fund		Balances	
Parking Lots	\$15,000.00		Balance Jan 3, 2021 \$19,975	
Roofing Fund	\$10,000.00		Balance Jan 3, 2021 \$31,402	
Electrical Panel Replacement Fund	\$0.00		Balance Jan 3, 2021 \$48,029	\$30k will be moved to water main repair fund
Water Main Repair Fund	\$12,000.00		Balance Jan 3, 2021 \$500	
General Reserve Fund - (Money Market)	\$10,000.00		Balance Jan 3, 2021 \$56,585	
Reserve Account Contributions	\$47,000.00			
Administrative Costs				
	2020-2021 Budget	YTD Spent as of 1/20/2021	Balance	2021-2022 Budget
Telephone and Internet	\$3,500.00	\$1,340.00	\$2,160.00	\$3,500.00
Legal & Professional	\$250.00	\$0.00	\$250.00	\$150.00
Office Equipment & Supplies, Staff Supplies	\$2,500.00	\$4,582.00	(\$2,082.00)	\$3,500.00
Printing Costs	\$250.00	\$336.00	(\$86.00)	\$200.00
Postage	\$75.00	\$55.00	\$20.00	\$0.00
Bank Deposit Fees	\$700.00	\$427.00	\$273.00	\$700.00
Accounting & Audit	\$3,460.00	\$3,635.00	(\$175.00)	\$3,540.00
Court Fees	\$250.00	\$10.00	\$240.00	\$250.00

Homeowner Reimbursements	\$500.00	\$72.00	\$428.00	\$100.00
Employee Training			\$0.00	\$500.00
Employee Job Related	\$1,500.00	\$2,039.00	(\$539.00)	\$2,000.00
Community Development	\$500.00	\$56.00	\$444.00	\$500.00
Total Administrative Costs	\$13,485.00	\$12,552.00	\$933.00	\$14,940.00
Utilities	2020-2021 Budget	YTD Spent (as of 01/20/21)	Balance	2021-2022 Budget
Natural Gas & Electric	\$6,000.00	\$4,524.00	\$1,476.00	\$6,000.00
Water & Sewer	\$77,000.00	\$62,332.88	\$14,667.12	\$79,000.00
Refuse Collection	\$1,500.00	\$1,268.50	\$231.50	\$1,500.00
Total Utilities	\$84,500.00	\$68,125.38	\$16,374.62	\$86,500.00
Payroll	2019-2020 Budget	YTD Spent (as of 01/20/21)	Balance	2021-2022 Budget
Operations Manager	\$24,960.00	\$22,784.00	\$2,176.00	\$24,960.00
Groundskeeper FT Lead - Jesse		\$18,566.00	(\$18,566.00)	\$35,880.00
Groundskeeper FT - Oscar	\$35,100.00	\$26,344.00	\$8,756.00	\$35,360.00
Groundskeeper FT - Roderick (Rico)		\$14,100.00	(\$14,100.00)	\$32,240.00
Groundskeeper FT - Myron	\$25,740.00	\$4,564.00	\$21,176.00	
Groundskeeper PT - Seasonal/Contracted	\$5,720.00	\$50.00	\$5,670.00	
MARC - Josie	\$1,550.00	\$505.00	\$1,045.00	
Payroll & Income Taxes	\$27,921.00	\$12,800.00	\$15,121.00	\$11,000.00
Medical Stipend	\$4,800.00	\$4,061.64	\$738.36	\$7,200.00
Payroll Totals	\$125,791.00	\$103,774.64	\$22,016.36	\$146,640.00
Maintenance and Repairs	2020-2021 Budget	YTD Spent (as of 01/20/21)	Balance	2021-2022 Budget
Hardware Supplies	\$2,000.00	\$4,335.00	(\$2,335.00)	\$5,000.00
Homeowner Supplies		\$176.00	(\$176.00)	\$0.00
Gas & Oil	\$4,000.00	\$1,944.00	\$2,056.00	\$3,000.00
Pest Control	\$1,000.00	\$525.34	\$474.66	\$1,000.00
Exterior Siding - Contracted	\$20,000.00	\$15,083.25	\$4,916.75	\$7,000.00

Exterior Building Material	\$10,000.00	\$1,158.32	\$8,841.68	\$2,000.00
Fencing - Materials	\$5,000.00	\$2,931.61	\$2,068.39	\$15,500.00
Paint & Materials	\$2,500.00	\$2,512.64	(\$12.64)	\$5,600.00
Plumbing	\$1,500.00	\$1,744.71	(\$244.71)	\$5,300.00
Required Repairs	\$0.00	\$90.15	(\$90.15)	\$1,500.00
Electrical Repair	\$0.00	\$555.75	(\$555.75)	\$2,000.00
Concrete	\$11,000.00	\$3,055.70	\$7,944.30	\$6,190.00
Towing	\$0.00	\$0.00	\$0.00	\$200.00
Security Cameras	\$6,000.00	\$6,485.01	(\$485.01)	\$3,000.00
Grounds Supplies & Repair	\$2,000.00	\$94.73	\$1,905.27	\$2,500.00
Grass/Dirt/Seed Straw	\$500.00	\$2,838.03	(\$2,338.03)	\$3,000.00
Mulch	\$600.00	\$474.75	\$125.25	\$600.00
Retaining Wall Blocks and Supplies	\$500.00	\$1,627.21	(\$1,127.21)	\$800.00
Plants & Trees	\$5,000.00	\$985.12	\$4,014.88	\$2,500.00
Tree Trimming and Removal	\$11,000.00	\$10,231.39	\$768.61	\$6,500.00
Tru Green	\$3,000.00	\$1,983.00	\$1,017.00	\$3,000.00
Tru Green	\$0.00	\$4,167.25	(\$4,167.25)	\$4,167.00
Tru Green	\$0.00	\$0.00	\$0.00	\$1,500.00
Parking Lot Repair (paid from reserve fund)	\$0.00	\$0.00	\$0.00	\$0.00
Water Main Repair		\$42,076.00	(\$30,076.00)	
Equipment Purchase & Repair	\$4,000.00	\$11,739.00	(\$7,739.00)	\$2,700.00
Total Repairs & Maintenance	\$89,600.00	\$116,813.96	(\$15,213.96)	\$84,557.00
Total Income				\$397,108.00
Total Expenses				\$379,637.00
Budget Surplus				\$17,471.00