

#1	code	category	description	Approved	comments
2		Expenses			
3					
4		Total			
5		511- General Govt legislation			
6		Trustees/ ACC			
7	511451	board bond ins	9 bonds/ 5 for change of trustees	50	FMIT includes office staff might change
8	511491	election fees		4,500	
9	511523	training board	ethics public record sunshine law	1,000	79/trustee
10	511525	ACC	supplies/training	1,000	workshop;neighbors help neighbors
11		Trustee total		6,550	
12					
13		District Manager			
14	512130	payroll DM	3-5% increase merit	78,750	
15	512210	payroll taxes		6,025	
16	512240	workers Comp Ins		4,725	
17	512400	travel reimbursement		250	
18	512551	education/training		2,000	Ethics workshop, DM workshop, Notary
19		District Manager total		91,750	
20					
21		512-513 Gen. Govt. DM and Admin			
22		Office Support Staff			
23	513130	payroll admin	3-5% increase merit	93,000	2 FT,
24	513210	payroll taxes		7,115	0.0765
25	513240	workers comp ins		5,394	0.058
26		Professional Fees			
27	513321	auditing	annual audit	15,100	Cramer- Surplee-Shea
28	513322	Contract accounting services	bookkeeper	8,000	
29	513340	payroll-related services	Connect pay, payroll,	10,000	payroll- 214/mo end-of-year report FL re-employment, drug test, finger print
30	513341	temp office services		800	Police

31	513421 postage	misc bills, return receipts	1,500	Budget mailing, etc
32	513441 equipment lease- office	Ricoh copy machine	5,000	
33	513462 R&M office	upkeep	3,600	upkeep, prime membership
34	513471 deed restriction revision exp	court filing fees, mail out paper, binders, etc	1,500	
35	513495 Advertising, legal	Ad for budget & misc	500	
36	513496 Bank charges			
37	513499 non-capitalized equip office	desk chairs floor mats	1,500	returned checks that were given to us
38	513510 office expense & supplies	paper, all office supplies, consumables	5,000	
39	513521 uniforms	all departments	1,200	
40	513551 Education/training/admi	All training except DM	1,000	Also safety workshop
41	513552 Ad-Valorem taxes pd to P.B.		0	
42	<b>Office Staff total</b>		<b>160209</b>	
43				
44	<b>514-Gen.Govt Professional Fees</b>			
45	514311 legal fees	litigation	12,000	Attorney, S.D, lawyer if needed
		legal deed restriction		
46	514312 enforcement	violation letters, liens	1,000	fine letters
47	514313 legal- tax certificate purchase		15,000	
48	514314 Consultant	one-time only expense		
49	<b>Gen.Govt Prof. Fees total</b>		<b>28,000</b>	
50				
51	<b>519 -Other Gen Govt</b>			
	website management/ IT/	website management & Misc		
52	519410 software	programs	11,000	Webmaster 3,600mo, Adobe 1,200yr, MS 1,200yr, Quickbooks 1,100yr, domain costs \$20yr, File Pro 1,000yr, HOA life 3,300yr,
53	519411 telephone & communications		7,600	cell phone; business phones; business internet
54	519431 utilities- electric		80,000	
55	519432 utilities - gas		2,000	

56	519433	water & sewer		6,000	
57	519442	equipment leased- general	laundry equipment	2,525	CSC \$210/mo
58	519451	Insurance- liability		17,858	
59	519452	insurance- property		51,642	
60		Workman's comp total			34,139 allotted thru payroll in each dept
61	519491	cable TV internet	spectrum contract	425,043	450,000 -24,957 (door fee)
62	519497	other expenses	staff holiday gifts	3,000	
63	519521	supplies, decals & badges	decals owner, rental, compound, golf cart, bike used for residents	3,000	
64	519541	taxes, fees, licenses	Ad Valorem taxes, operating licenses, state & county	5,000	plus pool licenses and pool certifications
65		<b>Other Gen.Govt Total</b>		<b>614,668</b>	
66					
67		<b>529- Gate &amp; other public safety</b>			
68	529130	payroll	3-5% increase merit	157,500	
69	529210	payroll taxes		12,049	
70	529240	workers comp ins		9,450	
71	529460	R&M gate		5,000	
72	529490	flags		400	
73	529499	non-capitalization equipment	phones, computer	200	
74	529520	supplies	gate passes	2,500	
75		<b>Gate/public Safety Total</b>		<b>187,099</b>	
76					
77		<b>539- Physical Envir- other Phys. Envir</b>			
78		<b>Custodians</b>			
79	539130	payroll	3-5% increase merit	136,500	
80	539210	payroll taxes		10,443	
81	539240	workers comp ins		8,190	
82	539461	R&M buildings		25,000	World Electronice,Cummings Pest, Iceman, AED/ATP
83	539462	R&M lighting Rec Center		500	
84	539463	R&M equipment		1,500	

85	539499 non-capitalization equipment		12	
86	539520 supplies	building, gate and grounds; non- landscape supplies	10,000	
87	<b>Custodian total</b>		<b>192,145</b>	
88				
89	<b>541- Transportation - Roads &amp; Street</b>			
90	<b>R&amp;M</b>			
91	541461 streets		4,000	patchwork, lamp globes
92	541463 signage		2,500	marque purchased 2020, 5 yr warranty parts & labor; signs
93	541464 drainage		4,000	sinkholes
94	<b>R&amp;M total</b>		<b>10,500</b>	
95				
96	<b>572- Culture/Rec Parks &amp; Recreation</b>			
97	<b>Grounds crew</b>			
98	572130 payroll	3-5% increase merit	110,000	
99	572210 payroll taxes		8,415	
100	572240 workers comp ins		6,380	
101	572341 contract services	lawn	304,200	outside contractor
102	572342 landscape management	tree trimming	16,000	contractor all trees to be trimmed, trees last done in 2022
103	572431 trash removal	Republic	8,000	215 HP dumpster; \$315 mo; lawn dumpster P/U as needed; use chipper
104	572461 R&M grounds equipment		6,000	hand tools, saws, rakes, weed wacker head, Eastside mowers
105	572462 R&M pools & rec facilities	pool supplies & chemicals only	35,000	pool chemicals, shockers & black mold extra; pumps; filters
106	572463 R&M irrigation system	sprinklers	4,000	ponds, backflow
107	572464 sound wall maintenance		4,000	CVS wall also
108	572466 R&M compound		6,300	
109	572468 vehicle repair	expected maintenance	3,000	car ins \$940 annually
110	572522 fuel		1,500	

111 572524 supplies recreational  
 112 572526 landscape supplies/grounds  
 113 572591 depr exp parks & recreation  
 114 **Grounds total**

750	umbrellas, pool chair webbing, billiards
4,000	soil, mulch, fertilizer, flowers
3,520	need to work on a 5 year plan
<b>521,065</b>	

115  
 116 **701- Capital Outlay**

117 519621 buildings & imp  
 118 519631 infrastructure  
 119 519641 grounds equip  
 120 519642 furn, fixt, eq  
 121 **Capital Outlay Total**

30,000	upgrade to bldgs, no annual repairs
30,000	roads, drainage
7,000	
5,000	
<b>72,000</b>	

122  
 123 **Contingency Expense**

125,000
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125 **Total Expense**  
 126 **negative income**

<b>2,008,986</b>
98,000
<b>2,106,986</b>

127  
 128  
 129  
 130  
 131 **Income**

134 325250 tax certificate investment income  
 135 325290 assessment adjustment discounts and unpaid assessments  
 136 spectrum Door fee pd to us from spectrum to be divided over 5 years  
 137 361100 interest income  
 138 369900 other income app fees (buyer, renter, ACC) estoppels & decals

	Added to total expense above
	3rd year, balance placed in reserves until 27-28 budget- this was removed from the cost of the bulk cable total
30,000	
20,000	

139 369902 laundry income

2,400

140 Other Revenue

6,300

compound  
total other income

141

142

143 total income

58,700

144

145 325200 Gross assessments

2,048,286

assessment needed to cover expenses

146

147 2,106,986-58,700=2,048,286 divided by 704=\$2910 (rounded up)

148 \$243/mo

149

150