

Cucumber Patch at Shock Hill HOA
Proposed 2016-2017 Annual Budget
 October 1, 2016 - September 30, 2017

Cucumber Patch HOA	Oct '15 - Jul '16 Actuals	2015-2016 Budget	\$ Over Budget	% of Budget	Proposed 2016-2017 Budget	
Ordinary Income/Expense						
Income						
40000 - Income						
41000 - Dues-13 Units	60,190	72,228	-12,038	83%	72,228	
42000 - Transfer Fees	100					
Total 40000 - Income	<u>60,290</u>	<u>72,228</u>	<u>-11,938</u>	<u>83%</u>	<u>72,228</u>	
Total Income	60,290	72,228	-11,938	83%	72,228	
Expense						
60000 - Board Discretionary Expense	0	201	-201	0%	200	Per Board Direction
60002 - Clerical	120	195	-75	62%	200	Annual Meeting & Postage
60003 - Grounds	7,770	3,498	4,272	222%	4,000	\$4,200 spent by Mtn Managers prior to Alpine Edge
60004 - Insurance	17,901	18,060	-159	99%	18,000	Possible savings when roof project complete
60005 - Legal & Accounting	625	620	5	101%	2,000	To consult legal counsel for CCIOA compliance
60006 - Management Fees	13,560	16,171	-2,611	84%	15,300	Alpine Edge Monthly Fee
60007 - Repairs & Maintenance	3,382	5,126	-1,744	66%	4,000	2015-2016 included adding gutters, heat tape
60008 - Snow Removal	6,650	6,600	50	101%	7,600	Plow only
Snow Shoveling					1,380	Add line item for shoveling front walks
60009 - Heavy Equipment Snow	0	1,127	-1,127	0%	1,500	Skidsteer and dump truck for heavy snow removal
60010 - Roof Snow Removal	5,455	8,748	-3,293	62%	6,000	This cost should go down after roof project
60011 - Supplies	34	160	-126	21%	150	Misc supplies for HOA
60012 - Trash	1,451	1,335	116	109%	2,000	Taking into account 'overage' pick-ups
60013 - Tree Spraying	0	458	-458	0%	1,000	Not done in Summer 2016, will do in Summer 2017
60014 - Utilities	349	458	-109	76%	480	2 Xcel meters
60015 - Water	875	1,040	-165	84%	1,100	Town of Breckenridge, 2 water meters
60016 - Window Cleaning	1,200	999	201	120%	2,400	Budgeted twice a year, Spring and Fall
60017 - Reserve Contrib (Allocation)	1,233	8,755	-7,522	14%	8,755	12% of Total Revenue Reserve Allocation
60018 - Insurance Claims Expense	1,427				0	Not anticipating roof claims after repairs
Total Expense	<u>62,033</u>	<u>73,551</u>	<u>-11,518</u>	<u>84%</u>	<u>76,065</u>	
Net Ordinary Income	-1,743	-1,323	-420	132%	-3,837	Net of Reserve Allocation
Other Income/Expense						
Other Income						
80000 - Reserve Income (Allocation)	1,233	8,755	-7,522	14%	8,755	
Total Other Income	<u>1,233</u>	<u>8,755</u>	<u>-7,522</u>	<u>14%</u>	<u>8,755</u>	
Net Other Income	<u>1,233</u>	<u>8,755</u>	<u>-7,522</u>	<u>14%</u>	<u>8,755</u>	
Net Income	<u><u>-510</u></u>	<u><u>7,432</u></u>	<u><u>-7,942</u></u>	<u><u>-7%</u></u>	<u><u>4,918</u></u>	