

LIVE OAK PRESERVE ASSOCIATION, INC.  
2018 BUDGET  
JANUARY 1, 2018 - DECEMBER 31, 2018

*JZ McCall*

		2017	2017	2018	2018
		YEAR END	EST.	YEAR END	MONTHLY
		BUDGET	YEAR END	BUDGET	BUDGET
<b>INCOME</b>					
3100	2017 MAINTENANCE FEES 1590 Units @\$98/Mth	\$ 1,865,353	\$ 1,869,600	\$ 1,869,840	\$ 155,820
3101	2017 OAKTHORN FEES 16 Units @ \$47/Mth	\$ 9,024	\$ 9,024	\$ 9,024	\$ 752
3102	2017 PINWOOD FEES 198 Units @ \$18/Mth	\$ 43,176	\$ 43,176	\$ 43,176	\$ 3,598
3103	2017 ROYAL OAK FEES 74 Units @ \$27/Mth	\$ 23,676	\$ 23,676	\$ 23,676	\$ 1,973
3104	2017 ASHWOOD FEES 27 Units @ \$38/Mth	\$ 12,444	\$ 12,444	\$ 12,444	\$ 1,037
3104.1	2017 BRIARWOOD FEES 134 Units @ \$18/Mth	\$ 28,944	\$ 28,944	\$ 28,944	\$ 2,412
3400	OPERATING INTEREST	\$ 2,100	\$ 1,434	\$ 900	\$ 75
3401	DELINQUENT INTEREST/LATE FEES	\$ 12,000	\$ 9,789		
3450	RESERVE INTEREST		\$ 2,742		\$ -
3900	OTHER INCOME	\$ 21,000	\$ 30,677	\$ 27,000	\$ 2,250
3902	VIOLATIONS		\$ 7,500		
3910	LEGAL RECOVERY		\$ 1,367		\$ -
3990	RETAINED REVENUE ROLLOVER	\$ 50,000	\$ 50,000	\$ 28,692	\$ 2,391
	<b>TOTAL REVENUE</b>	<b>\$ 2,067,717</b>	<b>\$ 2,090,372</b>	<b>\$ 2,043,696</b>	<b>\$ 170,308</b>
<b>MASTER OPERATING EXPENSES</b>					
<b>ADMINISTRATION</b>					
4006	MANAGEMENT/BOOKEEPING	\$ 150,840	\$ 146,880	\$ 150,840	\$ 12,570
4012	OFFICE EXPENSE/MISC. ADMINISTRATIVE/MAILINGS	\$ 54,000	\$ 48,062	\$ 48,960	\$ 4,080
4015	BAD DEBT	\$ 31,680	\$ -	\$ 24,000	\$ 2,000
4020	LEGAL	\$ 60,000	\$ 25,094	\$ 30,000	\$ 2,500
4023	PROFESSIONAL FEES	\$ -	\$ 1,500	\$ -	\$ -
4025	CPA/AUDIT	\$ 4,800	\$ 4,850	\$ 4,860	\$ 405
4030	LICENSES/FEES/TAXES	\$ 432	\$ 61	\$ 240	\$ 20
4045	NEWSLETTER	\$ 1,200	\$ -	\$ 1,200	\$ 100
4047	SOCIAL COMMITTEE	\$ 1,200	\$ -	\$ 1,200	\$ 100
4060	WEBSITE SERVICES	\$ 1,200	\$ 1,253	\$ 1,200	\$ 100
	<b>Sub-Total</b>	<b>\$ 305,352</b>	<b>\$ 227,699</b>	<b>\$ 262,500</b>	<b>\$ 21,875</b>
<b>INSURANCE - 07/17/18</b>					
4090	PROPERTY & GENERAL LIABILITY	\$ 32,064	\$ 31,163	\$ 26,256	\$ 2,188
4092	UMBRELLA	\$ 12,708	\$ 10,652	\$ 6,624	\$ 552
4093	D&O & CRIME	\$ 4,404	\$ 4,205	\$ 4,440	\$ 370
4095	WORKMAN COMP	\$ 744	\$ 725	\$ 792	\$ 66
4096	CRIME	\$ 1,464	\$ -	\$ -	\$ -
	<b>Sub-Total</b>	<b>\$ 51,384</b>	<b>\$ 46,743</b>	<b>\$ 38,112</b>	<b>\$ 3,176</b>
<b>GROUNDS MAINTENANCE</b>					
6000	COMPLIANCE ENFORCEMENT/LAWN DELINQUENT	\$ 21,000	\$ 105	\$ 3,000	\$ 250
6100	GENERAL GROUNDS MAINTENANCE/NON-CONTRACT	\$ 21,000	\$ 33,270	\$ 30,000	\$ 2,500
6110	LANDSCAPE CONTRACT	\$ 343,776	\$ 345,398	\$ 343,776	\$ 28,648
6111	IRRIGATION MAINTENANCE/NON-CONTRACT	\$ 6,000	\$ 37,116	\$ 15,000	\$ 1,250
6120	RUBBISH REMOVAL	\$ 4,500	\$ 5,495	\$ 6,000	\$ 500
6200	HOLIDAY LIGHTS/DECORATIONS	\$ 36,000	\$ -	\$ 15,000	\$ 1,250
6900	CONTINGENCY	\$ -	\$ 545	\$ -	\$ -
	<b>Sub-Total</b>	<b>\$ 432,276</b>	<b>\$ 421,928</b>	<b>\$ 412,776</b>	<b>\$ 34,398</b>
<b>CLUBHOUSE</b>					
5000	BUILDING MAINTENANCE (INCLUDES GUARD HOUSE)	\$ 45,000	\$ 53,721	\$ 54,000	\$ 4,500
5002	SIGNAGE	\$ 3,000	\$ -	\$ 3,000	\$ 250
5006	GATE MAINTENANCE/REPAIR & CAMERAS	\$ 60,000	\$ 83,492	\$ 72,000	\$ 6,000
5010	FIRE SUPPRESSION	\$ 600	\$ -	\$ 600	\$ 50
5025	PEST CONTROL	\$ 900	\$ 870	\$ 900	\$ 75
5120	CLUB HOUSE STAFF	\$ 137,280	\$ 137,205	\$ 137,280	\$ 11,440
5130	LIFESTYLE EVENTS	\$ 69,000	\$ 85,055	\$ 84,000	\$ 7,000
5150	GATE EQUIPMENT/MONITORING - ENVERA	\$ 150,000	\$ 168,669	\$ 168,960	\$ 14,080
5151	ALERT PROTECTIVE SERVICES - ENVERA	\$ 159,600	\$ 151,659	\$ 153,000	\$ 12,750
5210	JANITORIAL SUPPLIES	\$ 16,200	\$ 15,341	\$ 16,200	\$ 1,350
5211	JANITORIAL SERVICE CONTRACT	\$ 27,000	\$ 27,300	\$ 27,300	\$ 2,275
6150	POOL MAINTENANCE CONTRACT	\$ 24,000	\$ 22,200	\$ 24,000	\$ 2,000
6151	POOL REPAIR REPLACE/NON-CONTRACT	\$ 39,000	\$ 28,493	\$ 30,000	\$ 2,500
6155	BASKETBALL/TENNIS COURTS & PLAYGROUND	\$ 5,400	\$ 1,047	\$ 3,000	\$ 250
6160	EXERCISE EQUIPMENT & REPAIR	\$ 15,000	\$ 7,265	\$ 9,000	\$ 750
	<b>Sub-Total</b>	<b>\$ 751,980</b>	<b>\$ 782,315</b>	<b>\$ 783,240</b>	<b>\$ 65,270</b>
<b>UTILITIES</b>					
7001	ELECTRIC (GENERAL SERVICE)	\$ 26,688	\$ 22,553	\$ 23,232	\$ 1,936
7002	ELECTRIC (CLUBHOUSE)	\$ 46,860	\$ 35,498	\$ 36,564	\$ 3,047
7003	ELECTRIC (STREETLIGHTS)	\$ 81,540	\$ 89,148	\$ 91,824	\$ 7,652
7015	WATER/SEWER	\$ 13,512	\$ 15,005	\$ 15,456	\$ 1,288
7018	GAS - CLUBHOUSE	\$ 4,428	\$ 4,512	\$ 4,644	\$ 387
7020	TELEPHONE/CABLE	\$ 14,748	\$ 13,104	\$ 13,500	\$ 1,125
7023	OFF DUTY SHERIFF	\$ 35,004	\$ 36,923	\$ 36,900	\$ 3,075

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		\$ 222,780	\$ 216,741	\$ 222,120	\$ 18,510
	<b>TOTAL MASTER OPERATING</b>	\$ 1,763,772	\$ 1,695,425	\$ 1,718,748	\$ 143,229
	<b>RESERVES</b>				
9300	RESERVES	\$ 207,681	\$ 207,681	\$ 207,684	\$ 17,307
9399	RESERVE INTEREST		\$ 2,742		\$ -
	<b>TOTAL MASTER RESERVES</b>	\$ 207,681	\$ 210,423	\$ 207,684	\$ 17,307
	<b>TOTAL MASTER EXPENSES AND RESERVES</b>	\$ 1,971,453	\$ 1,905,848	\$ 1,926,432	\$ 160,536
	<b>MASTER MAINTENANCE FEES</b>	\$ 98		\$ 98	
	<b>OAKTHORN - VILLAGE 11 (16 Units)</b>				
8106	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8150	ROAD & SIDEWALK MAINTENANCE	\$ 540	\$ -	\$ 540	\$ 45
8170	ELECTRICITY - STREET LIGHTS	\$ 2,832	\$ 2,948	\$ 2,832	\$ 236
8180	CONTINGENCY	\$ 1,800	\$ -	\$ 1,800	\$ 150
8190	RESERVES	\$ 3,552	\$ 3,552	\$ 3,552	\$ 296
	<b>TOTAL OAKTHORN</b>	\$ 9,024	\$ 6,800	\$ 9,024	\$ 752
	<b>OAKTHORN MAINTENANCE FEES</b>	\$ 47		\$ 47	
	<b>PINEWOOD - VILLAGE 12 (198 Units)</b>				
8206	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8250	ROAD & SIDEWALK MAINTENANCE	\$ 4,332	\$ -	\$ 4,332	\$ 361
8270	STREET LIGHTS	\$ 17,400	\$ 16,098	\$ 17,400	\$ 1,450
8280	CONTINGENCY	\$ 3,600	\$ 1,260	\$ 3,600	\$ 300
8290	RESERVES	\$ 17,544	\$ 17,544	\$ 17,544	\$ 1,462
	<b>TOTAL PINEWOOD</b>	\$ 43,176	\$ 35,202	\$ 43,176	\$ 3,598
	<b>PINEWOOD MAINTENANCE FEES</b>	\$ 18		\$ 18	
	<b>ROYAL OAK - VILLAGE 15 (74 Units)</b>				
8306	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8350	ROAD & SIDEWALK MAINTENANCE	\$ 2,520	\$ -	\$ 2,520	\$ 210
8370	STREET LIGHTS	\$ 8,832	\$ 8,619	\$ 8,832	\$ 736
8380	CONTINGENCY	\$ 3,000	\$ 1,260	\$ 3,000	\$ 250
8390	RESERVES	\$ 9,024	\$ 9,024	\$ 9,024	\$ 752
	<b>TOTAL ROYAL OAK</b>	\$ 23,676	\$ 19,203	\$ 23,676	\$ 1,973
	<b>ROYAL OAK MAINTENANCE FEES</b>	\$ 27		\$ 27	
	<b>ASHWOOD - VILLAGE 13 (27 Units)</b>				
8406	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8450	ROAD & SIDEWALK MAINTENANCE	\$ 2,004	\$ -	\$ 2,004	\$ 167
8470	STREET LIGHTS	\$ 5,208	\$ 5,426	\$ 5,208	\$ 434
8480	CONTINGENCY	\$ 900	\$ -	\$ 900	\$ 75
8490	RESERVES	\$ 4,032	\$ 4,032	\$ 4,032	\$ 336
	<b>TOTAL ASHWOOD</b>	\$ 12,444	\$ 9,758	\$ 12,444	\$ 1,037
	<b>ASHWOOD MAINTENANCE FEES</b>	\$ 38		\$ 38	
	<b>BRIARWOOD - VILLAGE 16 (134 Units)</b>				
8506	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8550	ROAD & SIDEWALK MAINTENANCE	\$ 2,400	\$ -	\$ 2,400	\$ 200
8570	STREET LIGHTS	\$ 14,328	\$ 12,242	\$ 14,328	\$ 1,194
8580	CONTINGENCY	\$ 1,476	\$ 1,800	\$ 1,476	\$ 123
8590	RESERVES	\$ 10,440	\$ 10,440	\$ 10,440	\$ 870
	<b>TOTAL ASHWOOD</b>	\$ 28,944	\$ 24,782	\$ 28,944	\$ 2,412
	<b>BRIARWOOD MAINTENANCE FEES</b>	\$ 18		\$ 18	
	<b>TOTAL BUDGET (MASTER &amp; VILLAGES)</b>	\$ 2,088,717	\$ 2,001,591	\$ 2,043,696	\$ 170,308