

LIVE OAK PRESERVE ASSOCIATION, INC.
2022 BUDGET BOARD APPROVED
JANUARY 1, 2022 - DECEMBER 31, 2022

		2021	2021	2022	2022
		YEAR END	EST.	YEAR END	MONTHLY
	INCOME	BUDGET	YEAR END	BUDGET	BUDGET
3100	2022 MAINTENANCE FEES 1590 Units @\$125/Mth	\$ 2,289,600	\$ 2,289,360	\$ 2,385,000	\$ 198,750
3100.1	UNCOLLECTED ASSESSMENTS	\$ (30,240)	\$ (14,860)	\$ (21,600)	\$ (1,800)
3101	2022 OAKTHORN FEES 16 Units @ \$51/Mth	\$ 9,024	\$ 9,024	\$ 9,792	\$ 816
3102	2022 PINEWOOD FEES 198 Units @ \$19/Mth	\$ 43,176	\$ 44,509	\$ 45,144	\$ 3,762
3103	2022 ROYAL OAK FEES 74 Units @ \$29/Mth	\$ 23,676	\$ 23,676	\$ 25,752	\$ 2,146
3104	2022 ASHWOOD FEES 27 Units @ \$39/Mth	\$ 12,444	\$ 12,444	\$ 12,636	\$ 1,053
3104.1	2022 BRIARWOOD FEES 134 Units @ 20/Mth	\$ 28,944	\$ 28,944	\$ 32,160	\$ 2,680
3105	CAPITAL CONTRIBUTION		\$ 21,333		
3400	OPERATING INTEREST		\$ 1,252		
3401	DELINQUENT INTEREST/LATE FEES		\$ 1,695		
3450	RESERVE INTEREST		\$ 4,268		
3900	OTHER INCOME		\$ 1,172		
	TOTAL REVENUE	\$ 2,376,624	\$ 2,422,817	\$ 2,488,884	\$ 207,407
	MASTER OPERATING EXPENSES				
	ADMINISTRATION				
4006	MANAGEMENT/BOOKKEEPING	\$ 158,544	\$ 158,544	\$ 158,544	\$ 13,212
4012	OFFICE EXPENSE/MISC. ADMINISTRATIVE/MAILINGS	\$ 48,000	\$ 42,059	\$ 45,000	\$ 3,750
4020	LEGAL	\$ 60,000	\$ 30,051	\$ 45,000	\$ 3,750
4020.1	LEGAL RECOVERY	\$ -	\$ (9,205)	\$ -	\$ -
4025	CPA/AUDIT	\$ 4,950	\$ 5,195	\$ 5,400	\$ 450
4030	LICENSES/FEES/TAXES	\$ 492	\$ 648	\$ 492	\$ 41
4045	NEWSLETTER	\$ 7,800	\$ 2,385	\$ -	\$ -
4060	WEBSITE SERVICES	\$ 1,200	\$ 1,050	\$ 1,200	\$ 100
4076	PROFESSIONAL FEES			\$ 22,896	\$ 1,908
	Sub-Total	\$ 280,986	\$ 230,726	\$ 278,532	\$ 23,211
	INSURANCE				
4090	PROPERTY & GENERAL LIABILITY	\$ 31,168	\$ 44,576	\$ 77,304	\$ 6,442
4092	UMBRELLA	\$ 9,888	\$ 31,092	\$ 78,156	\$ 6,513
4093	D&O & CRIME	\$ 4,968	\$ 4,880	\$ 5,436	\$ 453
4095	WORKMAN COMP	\$ 660	\$ 625	\$ 648	\$ 54
	Sub-Total	\$ 46,684	\$ 82,835	\$ 163,344	\$ 13,612
	GROUNDS MAINTENANCE				
6000	COMPLIANCE ENFORCEMENT/LAWN DELINQUENT	\$ 1,500	\$ -	\$ 1,500	\$ 125
6100	GENERAL GROUNDS MAINTENANCE/NON-CONTRACT	\$ 21,000	\$ 5,333	\$ 21,000	\$ 1,750
6110	LANDSCAPE CONTRACT	\$ 343,776	\$ 335,873	\$ 343,776	\$ 28,648
6111	IRRIGATION MAINTENANCE/NON-CONTRACT	\$ 12,000	\$ 8,664	\$ 12,000	\$ 1,000
6120	RUBBISH REMOVAL	\$ 7,200	\$ 7,833	\$ 7,800	\$ 650
6200	HOLIDAY LIGHTS/DECORATIONS	\$ 27,000	\$ 25,450	\$ 27,000	\$ 2,250
6900	CONTINGENCY		\$ 920	\$ 12,000	\$ 1,000
	Sub-Total	\$ 412,476	\$ 384,074	\$ 425,076	\$ 35,423
	CLUBHOUSE				
5000	BUILDING MAINTENANCE (INCLUDES GATE HOUSE)	\$ 66,000	\$ 70,568	\$ 69,000	\$ 5,750
5002	SIGNAGE	\$ 4,500	\$ -	\$ 4,500	\$ 375
5006	GATE MAINTENANCE/REPAIR & CAMERAS	\$ 24,000	\$ 48,092	\$ 24,000	\$ 2,000
5006.1	GATE DAMAGE REPAIRS	\$ -	\$ (73,916)	\$ -	\$ -
5006.2	ACCESS CARDS REIMBURSEMENTS	\$ -	\$ (21,733)	\$ -	\$ -
5010	FIRE SUPPRESSION	\$ 600	\$ -	\$ 600	\$ 50
5025	PEST CONTROL	\$ 1,500	\$ 840	\$ 1,500	\$ 125
5100	COURTESY OFFICER/GUARD ONE	\$ -	\$ 72,727	\$ 176,769	\$ 14,731
5120	CLUB HOUSE STAFF	\$ 175,000	\$ 132,447	\$ 175,000	\$ 14,583
5130	LIFESTYLE EVENTS	\$ 45,000	\$ 4,236	\$ 24,000	\$ 2,000
5150	GATE EQUIPMENT/MONITORING - ENVERA	\$ 150,000	\$ 171,005	\$ 175,000	\$ 14,583
5151	ALLIED UNIVERSAL	\$ 176,769	\$ 68,837	\$ -	\$ -
5155	GOLF CART MAINT	\$ 6,900	\$ 7,279	\$ 7,200	\$ 600
5210	JANITORIAL SUPPLIES	\$ 9,996	\$ 4,600	\$ 6,000	\$ 500
5211	JANITORIAL SERVICE CONTRACT	\$ 27,300	\$ 28,556	\$ 28,500	\$ 2,375
6150	POOL MAINTENANCE CONTRACT	\$ 24,000	\$ 22,200	\$ 24,000	\$ 2,000
6151	POOL REPAIR REPLACE/NON-CONTRACT	\$ 36,000	\$ 5,085	\$ 36,000	\$ 3,000
6155	BASKETBALL/TENNIS COURTS & PLAYGROUND	\$ 6,045	\$ 917	\$ 4,500	\$ 375
6160	EXERCISE EQUIPMENT & REPAIR	\$ 15,000	\$ 9,935	\$ 15,000	\$ 1,250
	Sub-Total	\$ 768,610	\$ 551,674	\$ 771,569	\$ 64,297
	UTILITIES				
7001	ELECTRIC (GENERAL SERVICE)	\$ 25,284	\$ 24,857	\$ 28,584	\$ 2,382
7002	ELECTRIC (CLUBHOUSE)	\$ 39,000	\$ 39,648	\$ 45,600	\$ 3,800
7003	ELECTRIC (STREETLIGHTS)	\$ 90,000	\$ 85,515	\$ 98,340	\$ 8,195
7015	WATER/SEWER	\$ 24,000	\$ 5,813	\$ 24,000	\$ 2,000
7018	GAS - CLUBHOUSE	\$ 3,900	\$ 5,257	\$ 5,400	\$ 450
7020	TELEPHONE/CABLE	\$ 15,360	\$ 15,772	\$ 15,900	\$ 1,325
7023	OFF DUTY FHP	\$ 48,000	\$ 37,000	\$ 48,000	\$ 4,000
	Sub-Total	\$ 245,544	\$ 213,863	\$ 265,824	\$ 22,152

The replacement cost is an estimate to assist in budget planning.
 Greenacre Properties recommends that a reserve analysis and an insurance
 appraisal be completed by a qualified outside specialist in each area.

Chris Sh *O. Lopez* *Dr*

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6999	CONTINGENCY	\$ 60,820	\$ -	\$ 14,815	\$ 1,234.58
TOTAL MASTER OPERATING		\$ 1,815,120	\$ 1,463,172	\$ 1,919,160	\$ 159,930
RESERVES					
9300	RESERVES	\$ 444,240	\$ 444,240	\$ 444,240	\$ 37,020
9399	RESERVE INTEREST		\$ 4,268		\$ -
TOTAL MASTER RESERVES		\$ 444,240	\$ 448,508	\$ 444,240	\$ 37,020
TOTAL MASTER EXPENSES AND RESERVES		\$ 2,259,360	\$ 1,911,680	\$ 2,363,400	\$ 196,950
MASTER MAINTENANCE FEES		\$ 120		\$ 125	
OAKTHORN - VILLAGE 11 (16 Units)					
8106	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8150	ROAD & SIDEWALK MAINTENANCE	\$ 540	\$ -		\$ -
8160	HOLIDAY LIGHTINGS			\$ 3,000	\$ 250
8170	ELECTRICITY - STREET LIGHTS	\$ 3,036	\$ 2,900	\$ 2,940	\$ 245
8180	CONTINGENCY	\$ 1,596	\$ -	\$ -	\$ -
8190	RESERVES	\$ 3,552	\$ 3,552	\$ 3,552	\$ 296
TOTAL OAKTHORN		\$ 9,024	\$ 6,752	\$ 9,792	\$ 816
OAKTHORN MAINTENANCE FEES		\$ 47		\$ 51	
PINEWOOD - VILLAGE 12 (198 Units)					
8206	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8250	ROAD & SIDEWALK MAINTENANCE	\$ 4,500	\$ -	\$ 4,500	\$ 375
8260	HOLIDAY LIGHTINGS			\$ 3,000	\$ 250
8270	STREET LIGHTS	\$ 16,416	\$ 15,637	\$ 17,424	\$ 1,452
8280	CONTINGENCY	\$ 4,416	\$ -	\$ 2,376	\$ 198
8290	RESERVES	\$ 17,544	\$ 17,544	\$ 17,544	\$ 1,462
TOTAL PINEWOOD		\$ 43,176	\$ 33,481	\$ 45,144	\$ 3,762
PINEWOOD MAINTENANCE FEES		\$ 18		\$ 19	
ROYAL OAK - VILLAGE 15 (74 Units)					
8306	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8350	ROAD & SIDEWALK MAINTENANCE	\$ 2,556	\$ -	\$ 2,052	\$ 171
8360	HOLIDAY LIGHTINGS			\$ 3,000	\$ 250
8370	STREET LIGHTS	\$ 8,796	\$ 8,355	\$ 9,600	\$ 800
8380	CONTINGENCY	\$ 3,000	\$ -	\$ 1,776	\$ 148
8390	RESERVES	\$ 9,024	\$ 9,024	\$ 9,024	\$ 752
TOTAL ROYAL OAK		\$ 23,676	\$ 17,679	\$ 25,752	\$ 2,146
ROYAL OAK MAINTENANCE FEES		\$ 27		\$ 29	
ASHWOOD - VILLAGE 13 (27 Units)					
8406	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8450	ROAD & SIDEWALK MAINTENANCE	\$ 1,500	\$ -	\$ -	\$ -
8460	HOLIDAY LIGHTINGS			\$ 3,000	\$ 250
8470	STREET LIGHTS	\$ 5,544	\$ 5,267	\$ 5,304	\$ 442
8480	CONTINGENCY	\$ 1,068	\$ -	\$ -	\$ -
8490	RESERVES	\$ 4,032	\$ 4,032	\$ 4,032	\$ 336
TOTAL ASHWOOD		\$ 12,444	\$ 9,599	\$ 12,636	\$ 1,053
ASHWOOD MAINTENANCE FEES		\$ 38		\$ 39	
BRIARWOOD - VILLAGE 16 (134 Units)					
8506	MANAGEMENT/BOOKEEPING	\$ 300	\$ 300	\$ 300	\$ 25
8550	ROAD & SIDEWALK MAINTENANCE	\$ 2,400	\$ -	\$ 1,500	\$ 125
8560	HOLIDAY LIGHTINGS			\$ 3,000	\$ 250
8570	STREET LIGHTS	\$ 12,480	\$ 11,912	\$ 13,704	\$ 1,142
8580	CONTINGENCY	\$ 3,324	\$ -	\$ 3,216	\$ 268
8590	RESERVES	\$ 10,440	\$ 10,440	\$ 10,440	\$ 870
TOTAL ASHWOOD		\$ 28,944	\$ 22,652	\$ 32,160	\$ 2,680
BRIARWOOD MAINTENANCE FEES		\$ 18		\$ 20	
TOTAL BUDGET (MASTER & VILLAGES)		\$ 2,376,624	\$ 2,001,842	\$ 2,488,884	\$ 207,407
		\$ -		\$ -	\$ -

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