

St. Anne's at Oak Harbor H.O.A., Inc
Budget 2019

Budgeted Income & Expenses	2018 Budget	2018 Assessment			2019 Budget	2019 Assessment		
		Annual \$7,440	Quarterly \$1,860	Monthly \$620		Annual \$7,572	Quarterly \$1,893	Monthly \$631
Income								
Homeowner's Assessments	143,662				144,573			
Developer Contribution	5,286				5,455			
Total Income	148,948				150,027			
General & Admin Expenses								
Accounting Fees	3,120				3,120			
Administration Expense	400				400			
Insurance - Liability	2,397				2,919			
Total General & Admin Expenses	5,917				6,439			
Common Expenses								
Repairs & Maintenance	800				800			
Landscape Pest Control	576				403			
Irrigation Maintenance	216				328			
Lawn Care	1,728				948			
Landscape	-				841			
Mulch Replacement	470				470			
Shrub - Tree Replacement	1,600				1,600			
Tree Pruning	-				-			
Tree Trimming	5,080				5,080			
Electric	-				-			
Total Common Expenses	10,470				10,470			
Residence Expenses								
Management Fees	6,300				6,300			
Maintenance Services	6,924				6,924			
Termite Control	2,100				2,100			
Pest Control - Interior	7,560				7,560			
Roof Maintenance	6,300				6,825			
Trash Removal	2,200				2,232			
Landscape Pest Control	6,048				3,629			
Irrigation Maintenance	4,536				2,948			
Irrigation Repair P & L	1,800				1,800			
Lawn Care	29,736				20,412			
Landscape	-				13,331			
Mulch Replacement	5,922				5,922			
Tree Trimming	2,000				2,000			
Pressure Clean Driveways	735				735			
Total Residence Expenses	82,161				82,718			
Master Assoc. Fees								
Grand Harbor M.A.F.S.	40,320				40,320			
Oak Harbor M.A.F.S.	10,080				10,080			
Total Master Assoc. Fees	50,400				50,400			
Total Operating Expenses	148,948				150,027			
Current Yr. Net Income (Loss)	(0.00)				(0.00)			
Reserves Expense	12,780				16,198			
Reserves Income	12,780				16,198			
Developer Reserve Funding	-				-			
Reserve Balance	-				-			
Total Developer Funding (Oper & Reserve)	5,286				5,455			

St. Catherine's at Oak H.O.A., Inc
Budget 2019

Budgeted Income & Expenses	2018 Budget	2018 Assessment			2019 Budget	2019 Assessment		
		Annual \$7,572	Quarterly \$1,893	Monthly \$631		Annual \$7,704	Quarterly \$1,926	Monthly \$642
Income								
Homeowner's Assessments	118,453				118,982			
Developer Contribution	3,469				3,855			
Total Income	121,922				122,837			
General & Admin Expenses								
Accounting Fees	3,120				3,120			
Administration Expense	450				450			
Insurance All	2,251				2,741			
Legal Fees	-				-			
Total General & Admin Expenses	5,821				6,311			
Common Expenses								
Fountain Maintenance	1,200				1,200			
Repairs & Maintenance	1,200				1,200			
Landscape Pest Control	300				265			
Irrigation Maintenance	216				245			
Lawn Care	1,236				1,571			
Mulch Replacement	585				585			
Shrub - Tree Replacement	1,500				1,500			
Oak Trimming	-				-			
Tree Trimming	2,705				2,705			
Electric	1,400				1,400			
Total Common Expenses	10,322				10,651			
Residence Expenses								
Management Fees	5,100				5,100			
Maintenance Services	6,220				6,220			
Termite Control	1,700				1,700			
Pest Control - Interior	6,120				6,120			
Roof Maintenance	5,100				5,525			
Trash Removal	1,700				1,700			
Landscape Pest Control	4,898				2,387			
Irrigation Maintenance	3,672				2,203			
Irrigation Repair P & L	1,550				1,550			
Lawn Care	22,032				14,137			
Landscape	-				11,544			
Mulch Replacement	4,794				4,794			
Tree Trimming	1,500				1,500			
Oak Trimming	-				-			
Drive Clean	595				595			
Total Residence Expenses	64,979				65,075			
Master Assoc. Fees								
Grand Harbor M.A.F.S.	32,640				32,640			
Oak Harbor M.A.F.S.	8,160				8,160			
Total Master Assoc. Fees	40,800				40,800			
Total Operating Expenses	121,922				122,837			
Current Yr. Net Income (Loss)	0.00				(0.00)			
Reserves Expense	10,216				11,933			
Reserves Income	10,216				11,933			
Developer Reserve Funding	-				-			
Reserve Balance	-				0			
Total Developer Funding (Oper & Reserve)	3,469				3,855			

St. George's at Oak Harbor H.O.A., Inc
2019 Budget

Budgeted Income & Expenses	2018 Budget	Assessments			2019 Budget	Assessments		
		2018 Annual \$7,260	2018 Quarterly \$1,815	2018 Monthly \$605		2019 Annual \$7,380	2019 Quarterly \$1,845	2019 Monthly \$615
Income								
Homeowner's Assessments	119,943				120,757			
Developer Contribution	2,267				2,530			
Miscellaneous Income					-			
Attorney Fee/Interest Income								
Total Income	122,210				123,287			
General & Admin Expenses								
Accounting Fees	3,120				3,120			
Administration Expense	450				450			
Insurance All	2,019				2,846			
Legal Fees	-				-			
Total General & Admin Expenses	5,589				6,216			
Common Expenses								
Repairs & Maintenance	600				600			
Landscape Pest Control	540				281			
Irrigation Maintenance	216				259			
Lawn Care	864				1,663			
Mulch Replacement	470				470			
Shrub - Tree Replacement	150				150			
Oak Pruning	-				-			
Tree Trimming	2,000				2,000			
Electric	-				-			
Total Common Expenses	4,840				6,423			
Residence Expenses								
Management Fees	5,400				5,400			
Maintenance Services	5,235				5,235			
Termite Control	1,800				1,800			
Pest Control - Interior	6,480				6,480			
Roof Maintenance	5,400				5,850			
Trash Removal	1,000				1,000			
Landscape Pest Control	5,184				2,527			
Irrigation Maintenance	3,888				2,333			
Irrigation Parts	1,500				1,500			
Lawn Care	25,488				14,989			
Landscape	-				14,148			
Mulch Replacement	5,076				5,076			
Tree Trimming	1,500				1,500			
Oak Trimming	-				-			
Drive Clean	630				630			
Total Residence Expenses	68,581				68,448			
Master Assoc. Fees								
Grand Harbor M.A.F.S.	34,560				34,560			
Oak Harbor M.A.F.S.	8,640				8,640			
Total Master Assoc. Fees	43,200				43,200			
Total Operating Expenses	122,210				123,287			
Current Yr. Net Income (Loss)	-				(0.00)			
Reserves Expense	10,649				11,979			
Reserves Income	10,649				11,979			
Developer Reserve Funding	-				-			
Reserve Balance	0				-			
Total Developer Funding (Oper & Rese)	2,267				2,530			

St. James at Oak Harbor H.O.A., Inc
Budget 2019

Budgeted Income & Expenses	2018 Budget	2018 Assessment			2019 Budget	2019 Assessment		
		Annual	Quarterly	Monthly		Annual	Quarterly	Monthly
		\$7,465	\$1,866	\$622		\$7,488	\$1,872	\$624
Income								
Homeowner's Assessments	310,090				308,464			
Dylan Investments	5,477				5,832			
Miscellaneous Income	-				-			
Bad Debt Recovery	-				-			
Total Income	315,568				314,296			
General & Admin Expenses								
Accounting Fees	3,120				3,120			
Administration Expense	611				611			
Federal Income Taxes	-				-			
Insurance - Liability	2,845				3,352			
Legal Fees	-				-			
Bad Debt Expense	-				-			
Total General & Admin Expenses	6,577				7,084			
Common Expenses								
Fountain Maintenance	1,560				1,560			
Repairs & Maintenance	2,150				2,150			
Landscape Pest Control	1,680				883			
Irrigation Maintenance	1,080				718			
Lawn Care	7,428				2,088			
Landscape	-				6,499			
Mulch Replacement	940				940			
Shrub - Tree Replacement	1,000				1,000			
Tree Trimming	4,300				4,300			
Electric	6,000				7,620			
Water - Fountain	150				150			
Total Common Expenses	26,288				27,908			
Residence Expenses								
Management Fees	13,500				13,500			
Maintenance Services	13,800				13,800			
Termite Control	4,400				4,400			
Pest Control - Interior	15,840				11,088			
Roof Maintenance	13,500				14,625			
Trash Removal	4,500				4,728			
Landscape Pest Control	12,672				7,949			
Irrigation Maintenance	9,504				6,458			
Irrigation Repair P & L	2,700				2,700			
Lawn Care	62,304				44,712			
Landscape	-				25,361			
Mulch Replacement	12,408				12,408			
Tree Trimming	8,000				8,000			
Drive Clean	1,575				1,575			
Total Residence Expenses	174,703				171,304			
Master Assoc. Fees								
Grand Harbor M.A.F.S.	86,400				86,400			
Oak Harbor M.A.F.S.	21,600				21,600			
Total Master Assoc. Fees	108,000				108,000			
Total Operating Expenses	315,568				314,296			
Current Yr. Net Income (Loss)	0.00				0.00			
Reserves Expense	25,284				28,035			
Reserves Income	25,284				28,035			
Developer Reserve Funding	-				-			
Reserve Balance	-				-			
Total Developer Funding (Oper & Res)	5,477				5,832			

Hamilton Island HOA, Inc.
Budget 2019

Budgeted Income & Expenses	2018	2018			2019	2019		
	Budget	Assessment			Budget	Assessment		
		Annual	Quarterly	Monthly	Annual	Quarterly	Monthly	
		\$7,956	\$1,989	\$663		\$6,136	\$2,034	\$678
Income								
60100 Homeowner's Assessments	95,729				109,270			
60250 Developer Contribution	3,075				1,584			
Total Income	98,804				110,854			
General & Admin Expenses								
80050 Accounting Fees	3,120				3,120			
80070 Administration Expense	432				432			
80400 Insurance - Liability	2,132				2,627			
80600 Management Fees	3,900				4,350			
Total General & Admin Expenses	9,584				10,529			
Common Expenses								
83950 Repairs & Maintenance	240				240			
86105 Landscape Pest Control	540				250			
86155 Irrigation Maintenance	720				203			
86260 Lawn Care	3,090				1,404			
86230 Landscape	-				2,494			
86300 Mulch Replacement	1,786				1,786			
86350 Shrub - Tree Replacement	600				600			
86450 Tree Trimming	2,340				2,340			
86650 Electric	1,400				1,400			
Total Common Expenses	10,716				10,716			
Residence Expenses								
83550 Maintenance Services	6,840				7,368			
83900 Termite Control	1,200				1,300			
83905 Pest Control - Interior	4,320				5,040			
83970 Roof Maintenance	3,600				4,550			
84250 Trash Removal	600				685			
86120 Landscape Pest Control	3,456				2,246			
86150 Irrigation Maintenance	2,592				1,825			
86160 Irrigation Repair P & L	2,400				2,800			
86250 Lawn Care	16,992				12,836			
86240 Landscape	-				10,172			
86305 Mulch Replacement	3,384				3,948			
86455 Tree Pruning	1,500				1,750			
83971 Pressure Clean Driveways	420				490			
Total Residence Expenses	47,304				54,809			
Master Assoc. Fees								
89050 Grand Harbor M.A.F.S.	24,960				27,840			
89150 Oak Harbor M.A.F.S.	6,240				6,960			
Total Master Assoc. Fees	31,200				34,800			
Total Operating Expenses	98,804				110,854			
Current Yr. Net Income (Loss)	(0.00)				(0.00)			
Reserves Expense	7,644				8,625			
Reserves Income	7,644				8,625			
Reserve Balance	(0)				-			
Total Developer Funding (Oper & Reserve)	3,075				1,584			