

SERENOA HOMEOWNERS ASSOCIATION, INC.

2019 Budget

For the period of 1-1-19 through 12-31-19

Based on 221 Homes

	Common Expenses		Phase I & II	Phase III, IV & V	Grande
	Annual	"A" Expenses Quarter	101 Homes Quarter	99 Homes Quarter	21 Homes Quarter
Expenses					
Administration					
Management Fees			\$ 25.50	\$ 25.50	\$ 25.50
Accounting/CPA	\$ 1,680	\$ 420			
Insurance/Property	\$ 4,500	\$ 1,125			
Office Expenses	\$ 3,500	\$ 875			
Corporate Fees	\$ 62	\$ 16			
Legal Fees	\$ 2,000	\$ 500			
Utilities					
Electric - Street Lights	\$ 10,800	\$ 2,700			
Electric - Pool	\$ 7,000	\$ 1,750			
Gas - Pool Heater	\$ 5,750	\$ 1,438			
Water	\$ 1,500	\$ 375			
Clubhouse WIFI	\$ 1,300	\$ 325			
Telephone Gates	\$ 1,150	\$ 288			
Cable - Bulk Contract & Clubhouse	\$ -	\$ -	\$ 245.85	\$ 245.85	\$ 245.85
Pool Maintenance					
Pool Maintenance Repairs	\$ 6,000	\$ 1,500			
Grounds Maintenance					
Home Lawn Maintenance	\$ -	\$ -	\$ 330	\$ 390	\$ 450
Preserve Maintenance	\$ 5,000	\$ 1,250			
Common Lawn Maint/Fertilization	\$ 7,200	\$ 1,800			
Landscape Replacement	\$ 3,500	\$ 875			
Mulch	\$ 3,500	\$ 875			
Irrigation Supplies/Maintenance	\$ 5,000	\$ 1,250			
Clubhouse Maintenance	\$ 15,000	\$ 3,750			
Entryway Maintenance	\$ 3,000	\$ 750			
Lake Maintenance	\$ 6,220	\$ 1,555			
Misc./Contingency					
Bad Debt Expenses	\$ -	\$ -			
Contingency	\$ 3,500	\$ 875			
Reserve Fund	\$ 20,000	\$ 5,000			
Totals	\$ 117,162	\$ 29,291	\$ 601	\$ 661	\$ 721
Common Area Per Lot	\$ 530.14	\$ 132.54	Per Quarter		

	Phase I & II	Phase III, IV & V	Grande
New Subtotal Per Improved Lot Quarterly	\$ 733.89	\$ 793.89	\$ 853.89
Credit for 1st Quarter over payment (19.65 equally divided for remaining quarters)	\$ (6.55)	\$ (6.55)	\$ (6.55)
Final Amount Due per Quarter for April, July & October 2019	\$ 727.34	\$ 787.34	\$ 847.34