

**TRINITY CREEK HOMEOWNERS ASSOCIATION
2017 APPROVED BUDGET**

	Year-To-Date Total-2016	Annual Budget 2016	Approved Budget 2017
Revenue			
HOA Accessment Revenue	13,000.00	12,500.00 (A)	12,500.00
Accessment Revenue-Returned Check	0.00		
Late Fees Revenue	105.00	500.00	
Total Income	13,105.00	13,000.00	12,500.00
Expenses			
Reserves	2,000.00	1,257.00 (B)	2,185.00
Directors & Offiecers Liability Insurance	2,073.00	1,002.00	1,720.00
Management Company Fee	2,449.92	2,450.00	2,450.00
Management Company-Mailing Fees	145.18	500.00	200.00
KSN Attorney Fee Annual	1,616.00	4,500.00 (C)	
Other Attorney Fees	0.00	1,800.00	3,000.00
Postage & Office Supplies	192.40	291.00	250.00
Post Office Box	188.00	100.00	85.00
Landscaping	1,590.00	600.00 (D)	2,000.00
Annual State Registration Fee	10.00		10.00
Trinity Creek Website-Annual Fee	92.05		200.00
Cook Conty Recorder of Deeds	91.92		
Bank Fee-Returned Check	6.00		
Signs	448.79		
Block Party Deficit	200.94		
Miscellaneous		(E)	400.00
Total Expenses	11,104.20	12,500.00	12,500.00
NET ACTIVITY	2,000.80		

(A) Assessment revenue is based on 50 of the 70 homeowners paying. 52 homeowners have paid.

(B) Reserves are budgeted for capital or extraordinary expenditures.

(C) Originally budgeted KSN law firm to be on retainer, cancelled after referring with management.

(D) Landscaping was extremely underbudgeted for \$600.

(E) Miscellaneous includes anything not included as a necessary expense.