

**Matanzas Shores Owners Association, Inc. - North Tract
2017 Approved Budget**

						2017 Budget
		Full Yr	Jan-Jun	Forecast	Budget	Per Unit (644)
		Budget 2016	Actual 2016	Full Yr 2016	Budget 2017	Per Month
RECEIPTS						644
4010	Assessments	741,888.00	370,944.00	741,888.00	749,616.00	97.00
4015	Developer Assessments	498,816.00	249,408.00	498,816.00	0.00	
4020	Late Fees	0.00	1,432.59	2,865.18		
4040	Legal Fee Income	0.00	10,365.96	20,731.92		
4048	Club House Income	0.00	500.00	1,000.00		
4049	Entry Access Fees	0.00	140.00	280.00		
4050	Miscellaneous Income	0.00	0.00	0.00		
4190	Interest on Reserves	0.00	1,021.70	2,043.40		
4200	Allocate Interest	0.00	-1,021.70	-2,043.40		
Total Income		1,240,704.00	632,790.55	1,265,581.10	749,616.00	97.00
DISBURSEMENTS						
MASTER						
ACCESS CONTROL						
5010	Access Control Contract	174,000.00	84,913.24	169,826.48	174,000.00	22.52
5011	Camera System	18,500.00	0.00	0.00	1,000.00	0.13
5012	Gate Repair & Service	10,000.00	3,477.23	6,954.46	10,000.00	1.29
5015	Guardhse Maintenance & Supplies	500.00	264.19	528.38	500.00	0.06
5025	Guardhse Pest / Termite	398.00	106.86	213.72	398.00	0.05
5030	Guardhouse Electric	745.00	303.11	606.22	745.00	0.10
5035	Guardhouse Telephone	3,050.00	1,233.80	2,467.60	3,400.00	0.44
5040	Guardhouse Water	680.00	374.67	749.34	800.00	0.10
5045	Guardhouse Office Supplies	4,397.31	725.99	1,451.98	3,500.00	0.45
Total Access Control		212,270.31	91,399.09	182,798.18	194,343.00	25.15
ADMINISTRATION						
5055	Management Support	56,700.00	28,350.00	56,700.00	27,060.00	3.50
5056	Administration / Accounting Support	11,700.00	5,532.50	11,700.00	0.00	0.00
	Onsite Administrator	0.00	0.00	0.00	41,340.00	5.35
5060	Office Expenses	4,000.00	1,839.50	3,679.00	4,000.00	0.52
5061	Coupon Printing	1,200.00	45.12	90.24	834.00	0.11
5065	Audit Fees	3,250.00	1,575.00	3,150.00	3,250.00	0.42
5068	Legal Fees	10,000.00	6,756.11	13,512.22	10,000.00	1.29
5070	Annual Corporate Fee	31.00	30.25	30.25	31.00	0.00
5076	Insurance - Comm & Liability	13,330.00	8,651.97	17,303.94	16,050.00	2.08
5077	Insurance - Umbrella	2,025.00	1,050.13	2,100.26	2,125.00	0.27
5080	Insurance - D&O	2,300.00	840.38	1,680.76	1,850.00	0.24
5085	Insurance - Flood	5,010.00	3,009.96	6,019.92	6,762.00	0.88
5086	Insurance - Wind	15,000.00	3,009.96	6,019.92	16,575.00	2.14
5095	Taxes - Income	500.00	0.00	0.00	500.00	0.06

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5945	Bad Debt	414.29	207.12	414.24	351.37	0.05
Total Administration		125,460.29	60,898.00	122,400.75	130,728.37	16.92
MAINTENANCE						
5132	Maintenance Supplies	3,000.00	326.61	653.22	3,000.00	0.39
5140	Irrigation Repairs / Inspections	2,300.00	221.00	442.00	2,300.00	0.30
5142	Littoral Maintenance	18,000.00	12,013.00	24,026.00	12,000.00	1.55
5145	Lake Maintenance	18,300.00	11,250.00	22,500.00	20,000.00	2.59
5159	Palm Tree Trimming	12,000.00	10,110.00	10,110.00	12,000.00	1.55
5160	Landscape Maintenance	59,000.00	28,404.00	56,808.00	59,000.00	7.63
5161	Landscape Enhancements	17,500.00	4,393.90	8,787.80	10,000.00	1.29
5162	Maintenance - Conservation Area	0.00	25.26	50.52	7,000.00	0.91
5164	Payroll Taxes / Fees	5,200.00	2,951.25	5,902.50	5,720.00	0.74
5165	Maintenance Payroll	42,500.00	19,845.88	39,691.76	43,630.00	5.65
5166	Workers Compensation	2,275.00	1,327.98	2,655.96	2,700.00	0.35
5167	Travel Reimbursement	1,800.00	427.33	854.66	1,400.00	0.18
5170	Maintenance Sub-Contract	15,500.00	8,158.84	16,317.68	16,385.00	2.12
Total Maintenance		197,375.00	99,455.05	188,800.10	195,135.00	25.25
UTILITIES						
5180	Electric-Master	11,000.00	4,969.69	9,939.38	11,000.00	1.43
Total Utilities		11,000.00	4,969.69	9,939.38	11,000.00	1.43
		546,105.60	256,721.83	503,938.41	531,206.37	68.75
RESERVES FUND - MASTER						
5190	Reserves - Dune Walkover (2)	3,124.13	1,562.04	3,124.08	4,838.69	0.63
5195	Reserves - Guard House (2)	522.38	261.18	522.36	753.03	0.10
5200	Reserves - Irrigation Pump	5,910.52	2,955.24	5,910.48	13,865.35	1.79
5205	Reserves - Lake Bank Maint	0.00	0.00	0.00	0.00	0.00
5211	Reserves - Paint/Entrance/Walls/Repair	1,756.50	878.28	1,756.56	2,791.44	0.36
5215	Reserves - Paving	10,554.28	5,277.12	10,554.24	14,192.26	1.84
5220	Reserves - Security Gate (4)	3,483.60	1,741.80	3,483.60	4,741.26	0.61
5235	Reserves - Camera System	1,530.40	765.18	1,530.36	2,120.91	0.27
5210	Reserves - Legal Fees	3,831.99	1,915.98	3,831.96	7,500.00	0.97
	Reserves - A1A Landscaping	27,590.33	13,795.14	27,590.28	0.00	0.00
Total Reserves Fund - Master		58,304.13	29,151.96	58,303.92	50,802.94	6.57
Total · MASTER EXPENSES		604,409.73	285,873.79	562,242.33	582,009.31	75.32
BEACH CLUB EXPENSES						
5310	Building Maintenance Beach Club	2,500.00	239.66	479.32	2,500.00	0.32
5320	Electric Beach Club	10,500.00	4,279.97	8,559.94	9,000.00	1.16
5322	Fire Inspection Beach Club	150.00	0.00	0.00	100.00	0.01
5325	Janitorial Service / Supply Beach Club	2,000.00	256.49	512.98	2,000.00	0.26
5330	Landscape Maintenance Beach Club	6,550.00	3,240.00	6,480.00	6,550.00	0.85
5340	Licenses & Permits Beach Club	250.00	250.00	250.00	250.00	0.03
5345	Pest Control Beach Club	404.00	294.11	401.00	404.00	0.05
5355	Pool Chemicals / Supply Beach Club	4,597.00	1,305.25	2,610.50	3,000.00	0.39
5360	Pool Mntnc Beach Club	1,000.00	44.54	89.08	1,000.00	0.13

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5365	Refuse Beach Club	205.00	92.04	184.08	205.00	0.03
5370	WWTP Sewer Beach Club	2,112.00	1,056.00	2,112.00	2,112.00	0.27
5385	Telephone Beach Club	5,000.00	2,033.24	4,066.48	4,500.00	0.58
5395	Water / Irrigation Beach Club	1,600.00	1,012.62	2,025.24	2,100.00	0.27
Total Beach Club Operating Expenses		36,868.00	14,103.92	27,770.62	33,721.00	4.36
Reserves Fund - Beach Club						
5405	Reserves - Carpet / Vinyl	0.00	0.00	0.00	0.00	0.00
5410	Reserves - Furniture / Equipment	3,384.26	1,692.12	3,384.24	3,400.00	0.44
5415	Reserves - Lamp Post	3,476.38	1,738.20	3,476.40	2,000.00	0.26
5420	Reserves - Painting	4,427.82	2,213.94	4,427.88	5,000.00	0.65
5430	Reserves - Pool	6,056.73	3,028.38	6,056.76	8,180.83	1.06
5435	Reserves - Pool Deck	13,188.10	6,594.06	13,188.12	15,000.00	1.94
5450	Reserves - Roof	10,336.69	5,168.34	10,336.68	15,093.09	1.95
	Reserves - Building/AC/Railing/Restroom	8,858.92	4,429.44	8,858.88	31,376.16	4.06
Total Reserves Fund - Beach Club		49,728.90	24,864.48	49,728.96	80,050.08	10.36
Total · BEACH CLUB EXPENSES		86,596.90	38,968.40	77,499.58	113,771.08	14.72
BOAT CLUB EXPENSES						
5505	Alarm Monitor - Boat Club	257.00	192.60	256.80	257.00	0.03
5510	Building Maintenance Boat Club	1,500.00	49.38	98.76	750.00	0.10
5515	Electric Boat Club	1,110.00	437.55	875.10	1,100.00	0.14
5520	Fire Inspection Boat Club	150.00	0.00	0.00	100.00	0.01
5525	Janitorilal Service / Supply Boat Club	900.00	172.72	345.44	900.00	0.12
5530	Landscape / Irrigation Boat Club	1,765.00	894.00	1,788.00	1,765.00	0.23
5545	Pest Control Boat Club	304.00	187.11	294.22	304.00	0.04
5550	Refuse Boat Club	205.00	92.04	184.08	205.00	0.03
5570	Telephone Boat Club	900.00	444.36	888.72	950.00	0.12
5580	Water / Irrigation Boat Club	1,550.00	718.12	1,436.24	1,550.00	0.20
5585	WWTP Asmnt (5) - Boat Club	1,320.00	660.00	1,320.00	1,320.00	0.17
Total Boat Club Operating Expenses		9,961.00	3,847.88	7,487.36	9,201.00	1.19
Reserves Fund - Boat Club						
5590	Reserves - Bike Path Shell Rd	0.00	0.00	0.00	0.00	0.00
5595	Reserves - Dock	3,135.90	1,567.98	3,135.96	4,201.90	0.54
5601	Reserves - Roof	787.59	393.78	787.56	1,036.21	0.13
5610	Reserves - Lamp Post / Lighting	1,405.73	702.84	1,405.68	1,400.00	0.18
5611	Reserves - Screen Porch	70.11	35.04	70.08	92.40	0.01
	Reserves - Building/AC/Railing/Restroom	638.67	319.32	638.64	851.03	0.11
Total Reserves Fund Boat Club		6,038.00	3,018.96	6,037.92	7,581.54	0.98
Total · BOAT CLUB EXPENSES		15,999.00	6,866.84	13,525.28	16,782.54	2.17
REC CENTER EXPENSES						
5710	Building Maintenance - Rec Center	1,000.00	135.10	270.20	1,000.00	0.13
5711	Recreation Equipment - Rec Center	1,500.00	738.62	1,477.24	1,500.00	0.19
5715	Electric Rec Center	3,085.00	1,549.23	3,098.46	3,215.00	0.42
5717	Fire Inspection Rec Center	150.00	0.00	0.00	100.00	0.01

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5720	Janitorial Service / Supply Rec Center	1,300.00	172.76	345.52	1,300.00	0.17
5725	Landscape Maint Rec Center	7,370.00	3,690.00	7,380.00	7,380.00	0.95
5740	Licenses / Permits Rec Center	250.00	250.00	250.00	250.00	0.03
5745	Pest Control Rec Center	304.00	374.42	481.84	481.00	0.06
5750	Pool Chemicals / Repair Rec Center	1,894.00	1,210.36	2,420.72	2,500.00	0.32
5755	Pool Maintenance Rec Center	500.00	6.92	13.84	500.00	0.06
5760	Refuse Rec Center	205.00	92.08	184.16	205.00	0.03
5765	WWTP Sewer Asmt(8)Rec Center	2,112.00	1,056.00	2,112.00	2,112.00	0.27
5780	Telephone Rec Center	900.00	444.36	888.72	950.00	0.12
5790	Water / Irrigation Rec Center	2,165.00	1,164.26	2,328.52	2,415.00	0.31
Total Rec Center Operating Expenses		22,735.00	10,884.11	21,251.22	23,908.00	3.09
Reserves Fund - Rec Center						
5801	Reserves - Carpet / Vinyl	0.00	0.00	0.00	0.00	0.00
5815	Reserves - Lamp Posts (3)	1,765.04	882.54	1,765.08	475.00	0.06
5820	Reserves - Lamp Post Pool	2,191.31	1,095.66	2,191.32	43.79	0.01
5825	Reserves - Paving	1,968.19	984.12	1,968.24	3,321.64	0.43
5830	Reserves - Pool	1,518.21	759.12	1,518.24	2,161.08	0.28
5834	Reserves - Pool Pump	291.25	145.62	291.24	477.59	0.06
5835	Reserves - Roof	662.00	331.02	662.04	870.51	0.11
5850	Reserves - Tennis Courts	1,276.51	638.28	1,276.56	2,206.42	0.29
5851	Reserves - Horseshoe / Shuffle / Bocce B	233.70	116.88	233.76	293.14	0.04
5840	Reserves - Screen Porch	67.75	33.90	67.80	89.26	0.01
	Reserves - Building / AC / Restroom	2,173.41	1,086.72	2,173.44	3,206.64	0.41
Total Reserves Fund - Rec Center		12,147.37	6,073.86	12,147.72	13,145.07	1.70
Total · REC CENTER EXPENSES		34,882.37	16,957.97	33,398.94	37,053.07	4.79
OTHER EXPENSES						
5950	Developer Shortfall	498,816.00	249,408.00	498,816.00	0.00	0.00
Total Other Expenses		498,816.00	249,408.00	498,816.00	0.00	0.00
TOTAL OPERATING EXPENSES		615,669.60	285,557.74	560,447.61	598,036.37	77.39
TOTAL RESERVE FUNDS		126,218.40	63,109.26	126,218.52	151,579.63	19.61
TOTAL OTHER EXPENSES		498,816.00	249,408.00	498,816.00	0.00	0.00
GRAND TOTAL		1,240,704.00	598,075.00	1,185,482.13	749,616.00	97.00