

Anthem Community Council, Inc. - Budget 2022

	JAN	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Budget 2022	Budget 2021	Variance	YTD 2020 Actuals	YTD 2019 Actuals
Administrative																	
78105 INS - Liability and Property			25,000										25,000	17,700	7,300	11,510	12,171
78130 INS - Fidelity Bond			1,650										1,650	1,650	-	1,771	1,631
78190 INS - Directors and Officers			2,000										2,000	2,000	-	1,001	840
78240 INS - Workman Comp			495										495	495	-	512	480
78225 INS - Umbrella			-										-	-	-	-	2,100
77230 Office Supplies													-	-	-	-	-
77750 Audit and Taxes										2,500			2,500	2,500	-	1,975	1,975
77015 Fees and Permits						250							250	114	136	50	50
77760 Legal Services	416	416	416	416	416	416	416	416	416	416	416	424	5,000	3,480	1,520	5,193	5,085
77200 Management Fees	5,500	5,500	5,500	5,500	5,500	5,500	7,000	7,000	7,000	7,000	7,000	7,000	75,000	42,000	33,000	42,018	42,240
	5,916	5,916	35,061	5,916	5,916	6,166	7,416	7,416	7,416	9,916	7,416	7,424	111,895	69,939	41,956	64,030	66,572

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Common Area Maintenance																	
72090 Lighting Inventory - Auto Accidents	600	600	600	600	600	600	600	600	600	600	600	600	7,200	7,200	-	1,158	2,579
72100 R/M - Lighting Maintenance Contract	1,092			1,092			1,092			1,092			4,368	4,368	-	3,120	4,160
72110 R/M - Lighting Repairs & Materials	1,654	1,653	1,653	1,653	1,653	1,653	1,653	1,653	1,653	1,653	1,653	1,642	19,826	8,000	11,826	2,995	13,081
72240 R/M - Sign Repairs and Maintenance	100	100	100	100	100	100	100	100	100	100	100	100	1,200	1,200	-	21	747
2799 R/M - Pest Control	210	210	210	210	210	210	210	210	210	210	210	220	2,530	2,530	-	210	2,520
72275 R/M - Water Feature Service Contract	3,200	3,200	3,200	3,200	3,200	3,200	3,200	3,200	3,200	3,200	3,200	3,200	38,400	38,400	-	38,400	38,400
72260 R/M - Water Feature Repairs	300	300	300	300	300	300	300	300	300	300	300	300	3,600	3,600	-	-	2,070
70005 LS - Landscape Contract	33,800	33,800	33,800	33,800	33,800	33,800	33,800	33,800	33,800	33,800	33,800	33,800	405,600	409,332	(3,732)	412,916	422,247
71065 LS - Tree Maintenance & Trimming	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	42,000	42,000	-	490	42,500
71225 LS - Irrigation/Timers/Controllers Repairs	1,675	1,675	1,675	1,675	1,675	1,675	1,675	1,675	1,675	1,675	1,675	1,675	20,100	14,000	6,100	8,221	11,797
70025 LS - Repairs & Maintenance	625	625	625	625	625	625	625	625	625	625	625	625	7,500	7,500	-	-	9,914
71025 LS - Season Color/ Planting			-				-			-			-	-	-	-	7,457
77070 Reserve Study					5,000								5,000		5,000		7,457
	46,756	45,663	45,663	46,755	50,663	45,663	46,755	45,663	45,663	46,755	45,663	45,662	552,324	538,130	14,194	467,531	557,472

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Utilities																	
74005 Electricity - Common area	3,700	3,700	3,700	3,700	3,700	3,700	3,700	3,700	3,700	3,700	3,700	3,700	44,400	44,400	-	37,358	42,642
74065 Water - Common area	17,000	17,000	18,000	22,000	26,000	25,000	25,000	61,000	36,000	19,000	17,000	17,000	300,000	302,000	(2,000)	277,909	301,588
	20,700	20,700	21,700	25,700	29,700	28,700	28,700	64,700	39,700	22,700	20,700	20,700	344,400	346,400	(2,000)	315,267	344,230

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Community/Contingency																	
Reserve Contributions	18,373	18,373	18,373	18,373	18,373	18,373	18,373	18,373	18,373	18,373	18,373	18,373	744,318	249,708	494,610	359,972	158,772
Depreciation Expense													-	-	-	-	-
Contingency	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	12,000	12,000	-	495	25,521
	19,373	19,373	19,373	19,373	19,373	19,373	19,373	19,373	19,373	19,373	19,373	19,373	756,318	261,708	494,610	360,467	184,293
Total Operating Expenses	92,745	91,652	121,797	97,744	105,652	99,902	102,244	137,152	112,152	98,744	93,152	93,159	1,764,937	1,216,177	548,760	1,207,295	1,152,567

42% 21%

per lot cost \$ 128.65 \$ 88.65

total lots 13,719 \$128.65 \$88.65

reserve contribution 54.25 18.20

ANTHEM COMMUNITY COUNCIL, INC.
Operating Budget Jan 1, 2022 - Dec 31, 2022

Assessment	
Community Associations	\$1,731,360
Commercial Properties	\$33,577
Total Assessments	\$1,764,937
Operating Expenses	
Administrative	\$111,895
Common Area Maintenance	\$552,324
Utilities	\$344,400
Contingency	\$12,000
Total Operating Expenses	\$1,020,619
Reserve Transfers	\$744,318
Total Operating Expenses and Reserve Transfers	\$1,764,937
NET CHANGE IN FUND BALANCE	0

RESERVE FUNDS	
Member Contributions	\$744,318
Interest Earned	\$1,400
	\$0
Net Change in Fund Balance	\$745,718
Beginning Balance 1/1/2022	\$1,185,102
Ending Balance 12/31/2022	\$1,930,820

<i>Proposed Reserve Components Expenses</i>	<u>Estimated Useful Life</u>	<u>Estimated Remaining Life</u>	<u>Estimated Replacement Cost</u>
Landscaping renovation of Irrigation, Vegetation and Design			\$750,000
Street Light Partial Replace			\$86,864
Water feature - Minor Refurbish			\$50,000
Benches			\$4,456
		Total -	\$891,320
<i>Ending balance after expenditures</i>			\$1,039,500
Recommended Reserve Study balance for 12/31/2022			\$1,688,433
% funded by 12/31/2022			62%