

**HILLER HIGHLANDS II
2019 OPERATING & RESERVE BUDGETS**

	Quarterly Approved	\$950.00	18.75%
2019			
OPERATING BUDGET	2019 BUDGET	QUARTERLY PER UNIT	% CHANGE (Over 2018)
INCOME			
Assessment Income			
4000 Income from Member Fees	\$159,600	\$950	18.8%
4001 Member Charges	\$0	\$0	0.0%
4002 Late Fees	\$0	\$0	0.0%
Total Assessment Income	\$159,600	\$950	18.8%
Collections Income			
4710 Late Fees & Interest	\$0	\$0	0.0%
4725 Delinquency Management	\$0	\$0	0.0%
Total Collections Income	\$0	\$0	0.0%
Other Income			
4810 Violation Income	\$0	\$0	0.0%
4835 Miscellaneous Income	\$0	\$0	0.0%
4900 Interest Earned Operating Account	\$0	\$0	0.0%
Loan From Reserve	\$0	\$0	0.0%
Reclass from Reserve	\$0	\$0	0.0%
Total Other Income	\$0	\$0	0.0%
TOTAL INCOME	\$159,600	\$950	18.8%

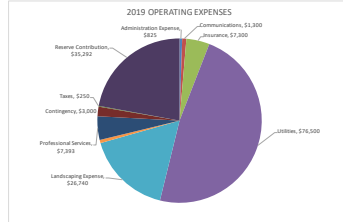
EXPENSES			
Administration Expense			
6005 SBA Bank Loan	\$0	\$0	0.0%
6025 Collection Charges	\$0	\$0	0.0%
6045 Dues & Subscriptions	\$0	\$0	0.0%
6050 Interest Incurred	\$0	\$0	0.0%
6075 Meeting Room Rentals	\$175	\$1	16.7%
6090 Office Supplies	\$0	\$0	0.0%
6105 Reserve Study	\$0	\$0	-100.0%
6115 Website Maintenance	\$150	\$1	50.0%
6155 Other Administrative Service	\$500	\$3	0.0%
Total Administration Expense	\$825	\$5	-52.8%
Communications			
5200 Community Events	\$500	\$3	100.0%
5210 Printing & Copies	\$500	\$3	0.0%
5215 Postage	\$250	\$1	0.0%
Total Communications	\$1,300	\$8	23.8%
Insurance			
5400 Insurance Premiums	\$6,000	\$36	5.3%
5415 D&O Insurance Premiums	\$1,300	\$8	0.0%
Total Insurance	\$7,300	\$43	4.3%
Utilities			
6000 Electric Service	\$1,500	\$9	7.1%
6025 Water Service	\$75,000	\$446	\$0
Total Utilities	\$76,500	\$455	\$0
Landscaping Expense			
6100 Grounds & Landscaping - Contract	\$26,740	\$153	10.0%
6150 Seasonal Color/Plantings	\$0	\$0	0.0%
6160 Tree Maintenance	\$0	\$0	0.0%
6199 Landscape Other	\$1,000	\$6	100.0%
Total Landscaping Expense	\$26,740	\$159	11.9%
Repair & Maintenance			
6600 General Repair & Maintenance	\$0	\$0	0.0%
6640 Lighting Repair & Maintenance	\$1,000	\$6	0.0%
Total Repair & Maintenance	\$1,000	\$6	0.0%
Professional Services			
7000 Audit & Tax Services	\$1,300	\$8	0.0%
7030 Legal Services General Counsel	\$1,000	\$6	100.0%
7040 Management Fees - Contract	\$5,000	\$30	10.0%
Total Professional Services	\$7,300	\$44	15.0%
Taxes			
8005 State Income Taxes	\$250	\$1	47.1%
Total Taxes	\$250	\$1	47.1%
Other Expenses			
9100 Contingency	\$3,000	\$18	100.0%
9105 Reserve Budgeted Transfer	\$38,292	\$210	-2.5%
Total Other Expenses	\$41,292	\$228	-1.6%
TOTAL EXPENSES	\$159,600	\$944	18.8%
Net Income (Loss)	\$0	\$0	0.0%

2019 OPERATING & RESERVE BUDGET

Summary	2019 BUDGET	QUARTERLY PER UNIT	% CHANGE (Over 2018)
TOTAL INCOME	\$159,600.00	\$950.00	18.75%

Administration Expense	\$825	\$5	-52.8%
Communications	\$1,300	\$8	23.8%
Insurance	\$7,300	\$43	4.3%
Utilities	\$76,500	\$455	35.6%
Landscaping Expense	\$26,740	\$159	11.9%
Repair & Maintenance	\$1,000	\$6	0.0%
Professional Services	\$7,300	\$44	15.0%
Contingency	\$3,000	\$18	47.1%
Taxes	\$250	\$1	47.1%
Reserve Contribution	\$38,292	\$210	-2.5%
TOTAL EXPENSES	\$159,600	\$944	18.8%

Additional to Reserves: **\$17,712**



RESERVE BUDGET	2019 EOY BUDGET	QUARTERLY PER UNIT	% CHANGE (Over 2018)
RESERVE BALANCE			
Discover Bank CD	\$105,294	\$627	1.9%
Union Bank - RSV 88147	\$62,960	\$371	12.3%
BALANCE	\$167,654	\$626.75	5.6%

RESERVE INCOME			
4900 Reserve Contribution Income	\$35,292	\$210	-2.5%
4901 Interest Earned	\$1,970	\$12	0.0%
TOTAL RESERVE INCOME	\$37,262	\$222	-2.4%

EXPENSES			
Administrative			
5005 SBA Loan Payoff	\$0	\$0	0.00%
Repairs & Operating	\$0	\$0	0.00%
Total Administrative	\$0	\$0	0.00%

Reimbursable Expenses			
8817 Reimbursable Expenses	\$0	\$0	0.0%
Total Reimbursable Expenses	\$0	\$0	0.0%

8820 Repair & Replacement			
	\$0	\$0	0.00%

8818 Building			
Replace Meter Closet	\$0	\$0	0.0%
Asphalt Repair	\$0	\$0	0.0%
Asphalt Sealing	\$0	\$0	0.0%
Utility Wood repair	\$525	\$3	0.0%
Total Building	\$525	\$3	\$0

8852 Fences, Gates & Walls			
	\$0	\$0	\$0

8884 Irrigation			
Inline Drip Irrigation (WEL)	\$0	\$0	-100.0%
Submeters	\$0	\$0	-100.0%
Smart Meter	\$0	\$0	-100.0%
Irrigation Maintenance & Repair	\$1,000	\$6	90.5%
Total Irrigation	\$1,000	\$6	-\$1

8886 Landscape			
Tree Maintenance & Replacement	\$7,500	\$45	-21.1%
Plant Replacement (WEL)	\$7,500	\$45	21.1%
Landscape Maintenance & Repair	\$525	\$3	0.0%
Total Landscape	\$15,525	\$92	\$0

8892 Lighting			
	\$1,500	\$9	0.0%

8896 Loan to Operating Account			
	\$0	\$0	0.0%

8920 Plumbing			
	\$1,000	\$6	0.0%
Total Reserve Expenses	\$19,550	\$116	-38.0%

NET RESERVE +/-	\$17,712	\$105	180.3%
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