

Skybrook Homeowners Association

2021 Budget Proposed

	2019 Actuals	2020 Budget	2020 Projected	2021 Proposed
Revenues				
Association Dues	409,955	410,410	410,410	411,320
3 Townhomes Dues (Qrtly)	113,295	113,295	113,295	113,295
Late Fee Income	8,160	6,000	4,000	3,000
Social Committee Income	2,818	3,000	500	1,000
Interest Income	721	800	7,600	7,600
Fines Income	190	-	9,500	-
Golf Course Contribution	-	150,000	137,290	137,140
Phase 10 – Golf Course Cont.	-	-	15,120	15,120
Phase 10 – Maint. Fee Income	117,432	117,432	117,432	117,432
Phase 10 – Interest Income	149	-	30	-
NSF Fees	50	-	100	-
Other Income	3,280	2,000	3,065	2,000
New Lot Owner – Prev. Yrs. Dues	-	-	2,712	-
Total Revenue	656,050	802,937	821,054	807,907
Expenses				
Management Contract	55,141	53,000	48,672	49,884
Late Fees to Mgmt Co	-	100	-	-
Archive File Storage	1,200	1,200	1,200	1,200
Accounting Fees	445	350	340	-
Audit	-	5,000	13,050	-
Legal Fees	5,244	5,000	6,000	5,000
Legal Fees – Golf Course	398	-	-	-
Postage	5,285	6,500	6,500	5,500
Website	1,018	1,000	900	900
Meeting Room Rental	-	300	118	-
Insurance	5,294	5,400	4,272	4,400
Social Expense	2,060	6,000	2,000	4,000
Bad Debt	1,834	3,500	-	3,500
Administrative Fees	8,263	7,000	7,500	8,000
Welcome Committee	196	720	720	720
Electricity	43,978	45,000	45,000	46,000
Water	552	-	500	500
Gas	583	600	475	600
Telephone	114	-	-	-
Lawn Maint & Landscaping	154,470	142,000	132,000	134,000
Irrigation Repairs	26,231	32,000	29,500	32,000
Pine Needles	54,383	40,000	47,880	48,000
Tree Maintenance & Repair	10,185	15,000	20,000	20,000
Pond Maintenance	4,625	9,000	8,500	19,000
Annuals	8,349	16,000	6,050	13,000
Signs	1,302	2,000	4,200	2,000
Playground	601	2,000	6,000	3,000
Misc. Maintenance	40,297	23,000	24,000	23,000
Holiday Decorations	3,641	5,000	5,000	5,000
Security Services	24,516	28,000	24,000	23,000
Maint. Contract – Dean Snipes	7,150	7,500	8,250	9,750
Travel – Dean Snipes	2,600	2,900	1,500	-
Miscellaneous Expense	-	-	882	1,675
Ph. 10 Irrigation Repair (& backflow)	10,571	8,000	8,000	8,000
Ph. 10 Pine Needles	31,178	32,000	31,500	32,000
Ph. 10 Landscape	50,342	53,000	51,474	53,000
Ph. 10 Landscape Extras	16,027	1,000	500	1,000
Ph. 10 Insect/Fungicide Control	8,870	9,300	9,300	9,300
Ph. 10 Winterize & Open Irrigation	9,140	11,000	11,000	11,000
Golf Course Contribution Expense	-	150,000	150,000	150,000
Reserve Contribution	43,213	70,435	70,435	63,000
Total Expense	639,296	799,805	787,218	790,929
Net Income	16,754	3,132	33,836	16,978