

Silver Star Cottages OA Budget 2011 - PROPOSED

2010 Budget	TOTAL												TOTAL Jan - Dec 11	
	Jan-11	Feb-11	Mar-11	Apr-11	May-11	Jun-11	Jul-11	Aug-11	Sep-11	Oct-11	Nov-11	Dec-11		
30 - Operating Revenue														
* 3000 - Member Dues - Assessments	297,826.92	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	329,888.43
* 3010 - Special Assessments	0.00	0	0	0	0	0	0	0	0	0	0	0	0	0.00
* 3040 - Interest Income	0.00	0	0	0	0	0	0	0	0	0	0	0	0	0.00
* 3070 - Finance Charges - Late Fees	0.00	0	0	0	0	0	0	0	0	0	0	0	0	0.00
* 3080 - Other Income	0.00	0	0	0	0	0	0	0	0	0	0	0	0	0.00
Total 30 - Operating Revenue	297,826.92	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	27,490.70	329,888.43
50 - Labor Expense														
* 5117 - Housekeep - Cleaner	3,000.00	300.00	300.00	300.00	100.00	50.00	50.00	50.00	50.00	50.00	100.00	50.00	300.00	1,700.00
* 5150 - Maint Technician	8,000.00	1,000.00	1,000.00	1,000.00	750.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	750.00	8,000.00
* 5250 - Payroll Burden	1,650.00	195.00	195.00	195.00	127.50	82.50	82.50	82.50	82.50	82.50	90.00	82.50	157.50	1,455.00
Total 50 - Labor Expense	12,650.00	1,495.00	1,495.00	1,495.00	977.50	632.50	632.50	632.50	632.50	632.50	690.00	632.50	1,207.50	11,155.00
60 - Administrative Expenses														
* 6007 - Appropriation for Reserves Expenses	9,295.74	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	10,688.49
* 6037 - Management Fees	6,600.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	550.00	6,600.00
* 6042 - Master HOA Dues 34.18%	174,030.03	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	16,544.83	198,537.95
* 6047 - Meetings & Trustees	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150.00	0.00	100.00	250.00
* 6050 - Bank Charges	180.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	180.00
* 6055 - Postage & Office Supplies	180.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	15.00	180.00
* 6060 - Legal & Professional Fees	500.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	900.00
Total 60 - Administrative Expenses	191,285.77	18,090.54	18,090.54	18,090.54	18,090.54	18,090.54	18,090.54	18,090.54	18,090.54	18,090.54	18,240.54	18,090.54	18,190.54	217,336.43
61 - Supplies Expenses														
* 6100 - General Maintenance	1,980.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	300.00	3,600.00
* 6105 - Owner's Amenities	600.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
* 6140 - Housekeeping	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
* 6150 - Lighting	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
* 6180 - Tools	500.00	100.00	0.00	100.00	0.00	100.00	0.00	0.00	0.00	0.00	100.00	0.00	100.00	500.00
Total 61 - Bldg.Maintenance Supplies Expen	3,580.00	400.00	300.00	400.00	300.00	400.00	300.00	300.00	300.00	300.00	400.00	300.00	400.00	4,100.00
62 - Contract Services														
* 6200 - Janitorial	250.00	60.00	60.00	60.00	60.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	60.00	300.00
* 6210 - Elevator Maint & Service Contract	2,160.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,160.00	2,160.00
* 6215 - Fire Sprinkler	4,000.00	0.00	0.00	0.00	0.00	6,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00
* 6220 - Landscape Maintenance	12,000.00	0.00	0.00	0.00	2,000.00	2,500.00	2,500.00	2,000.00	2,000.00	2,000.00	2,000.00	0.00	0.00	15,000.00
* 6240 - Pest Control	1,000.00	0.00	0.00	100.00	0.00	0.00	100.00	0.00	0.00	100.00	0.00	0.00	100.00	400.00
* 6245 - Security & Fire Monitoring	580.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	46.00	552.00
* 6255 - Snow Removal	30,000.00	6,500.00	6,500.00	6,500.00	0.00	0.00	0.00	0.00	0.00	0.00	6,500.00	6,500.00	6,500.00	32,500.00
* 6257 - Snow Removal Hauling/Roots	5,000.00	6,000.00	6,000.00	5,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,000.00
* 6265 - Window Washing	4,500.00	0.00	0.00	0.00	0.00	0.00	2,800.00	0.00	0.00	0.00	0.00	0.00	2,800.00	5,600.00
Total 62 - Contract Services	59,490.00	12,606.00	12,606.00	11,706.00	2,106.00	8,546.00	2,646.00	4,846.00	2,046.00	2,146.00	2,046.00	6,546.00	11,666.00	79,512.00
68 - Utilities Expense														
* 6820 - Electric	800.00	85.00	85.00	85.00	65.00	55.00	55.00	55.00	55.00	55.00	55.00	65.00	85.00	800.00
* 6830 - Gas	1,115.00	230.00	210.00	125.00	25.00	25.00	15.00	10.00	10.00	10.00	20.00	25.00	200.00	905.00
* 6840 - Telephone & Telecom	1,500.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	1,620.00
* 6850 - Trash	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 68 - Utilities Expense	3,415.00	450.00	430.00	345.00	225.00	215.00	205.00	200.00	200.00	200.00	210.00	225.00	420.00	3,325.00
69 - Insurance Taxes & Licenses														
* 6960 - Gen Liab & Property Insurance	23,208.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	955.00	11,460.00
* 6970 - Officers & Directors Insurance	1,344.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
* 6975 - Insurance Deductible	2,500.00	0.00	0.00	625.00	0.00	0.00	625.00	0.00	0.00	625.00	0.00	0.00	625.00	2,500.00
* 6980 - Taxes, Licenses & State Fees	500.00	100.00	100.00	100.00	50.00	50.00	50.00	0.00	0.00	0.00	0.00	0.00	50.00	500.00
Total 69 - Insurance Taxes & Licenses	27,552.00	1,055.00	1,055.00	1,680.00	1,005.00	1,005.00	1,630.00	955.00	955.00	1,580.00	955.00	955.00	1,630.00	14,460.00
	297,972.77	34,096.54	33,976.54	33,716.54	22,704.04	28,889.04	23,504.04	25,024.04	22,224.04	22,949.04	22,541.54	26,749.04	33,514.04	329,888.43
Net Ordinary Income	-145.85	-6,605.83	-6,485.83	-6,225.83	4,786.67	-1,398.33	3,986.67	2,466.67	5,266.67	4,541.67	4,949.17	741.67	-6,023.33	0.00
7000 - Current Period	9,295.74	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	10,688.49
7400 - Reserve Interest	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	9,295.74	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	890.71	10,688.49
7600 - Reserve Expense	10,000.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	19,500.00
	10,000.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	1,625.00	19,500.00
	-704.26	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-734.29	-8,811.51
Net Income	-850.11	-7,340.13	-7,220.13	-6,960.13	4,052.37	-2,132.63	3,252.37	1,732.37	4,532.37	3,807.37	4,214.87	7.37	-6,757.63	-8,811.51