

Welbourne Manor 2017 Budget		Account Description	Amount	
Revenue Account No.				
4010	Homeowner Dues/Assessments		\$100,000.80	
4080	Miscellaneous Income		\$790.00	
9900	Dividend & Interest Income		\$744.09	
<b>Total Revenue</b>				\$101,534.89
Expense Account No.				
7090	Property Taxes		\$3,000.00	
7060	Legal Fees		\$4,000.00	
7360	Common Utilities		\$2,600.00	
7700	Insurance		\$3,800.00	
7920	Accounting		\$6,500.00	
8062	Office Expense		\$400.00	
8505	Taxes-Income Taxes		\$350.00	
8750	Telephone		\$220.00	
8760	Trash		\$440.00	
	Annual HOA Meeting Expense		\$500.00	
<b>Total General Expenses</b>				\$21,810.00
7320	Tennis Court Maintenance		\$300.00	
8403	Water & Sewer		\$5,000.00	
8450	Pool Operations		\$9,500.00	
8453	Pool Repair/ Improvements		\$3,410.00	
8400	Pool Common Area Maintenance		\$550.00	
	Misc Un-Expected Pool Area Repairs to used ONLY to keep Pool Operational Board Approval 30 days before expensed		\$2,500.00	
<b>Total Pool Related Expenses</b>				\$21,260.00
8620	Landscaping Maintenance		\$8,175.00	
8630	Landscaping Materials and Supplies		\$1,800.00	
8600	Irrigation System Maintenance		\$300.00	
<b>Total Landscaping Expenses</b>				\$10,275.00
7050	Neighborhood Events		\$1,650.00	
7057	Neighborhood Communications		\$352.00	
7055	Welcome Basket Expense		\$150.00	
7040	Postage & Print Supplies		\$500.00	
8010	Neighborhood Mailbox paint		\$220.00	
8040	Miscellaneous		\$750.00	
<b>Total Neighborhood Expense</b>				\$3,622.00
XXXX	Capital Budget Reserve	Estimated Remaining Useful Life (Years)	Estimated Current Replacement Cost	
	Pool	1-2	\$300,000.00	\$30,000.00
	Tennis Courts	10-12	\$20,000.00	\$2,000.00
	Street Signs	10-12	\$6,000.00	\$600.00
	Welbourne Wall	12-15	\$40,000.00	\$4,000.00
	Basketball Court	1-2	\$10,000.00	\$1,000.00
	Fence in front of Neighborhood	12-15	\$10,000.00	\$1,000.00
<b>Total Capital Expense</b>			\$386,000.00	\$38,600.00
<b>Total Expense</b>				\$56,967.00
7070	<b>Amount Available to Reserves</b>			\$44,567.89