

| Label                                  | Prior Year Annual Budget | Annual Budget     | Budget Notes         |
|--|--------------------------|-------------------|----------------------|
| <b>Income</b>                          |                          |                   |                      |
| <b>Assessments</b>                     |                          |                   |                      |
| <b>Regular Assessments</b>             |                          |                   |                      |
| <b>Regular Assessments - Full Rate</b> |                          |                   |                      |
| Reserve Assessment                     | \$37,380                 | \$37,380          | Reserve funding/ \$  |
| Operating Assessment                   | \$538,272                | \$538,272         | Monthly assessmen    |
| <b>TOTAL of Regular Assessments</b>    | <b>\$575,652</b>         | <b>\$575,652</b>  |                      |
| <b>Other Assessments</b>               |                          |                   |                      |
| <b>Working Capital Assessments</b>     |                          |                   |                      |
| Working Fund Contribution              | \$0                      | \$0               |                      |
| Working Capital Assessment             | \$0                      | \$0               |                      |
| <b>TOTAL of Other Assessments</b>      | <b>\$0</b>               | <b>\$0</b>        |                      |
| <b>Assessment Allocation</b>           |                          |                   |                      |
| <b>Assessment Allocation</b>           |                          |                   |                      |
| Reserve Pooled                         | (\$37,380)               | (\$25,000)        |                      |
| <b>TOTAL of Assessment Allocation</b>  | <b>(\$37,380)</b>        | <b>(\$25,000)</b> |                      |
| <b>TOTAL of Assessments</b>            | <b>\$538,272</b>         | <b>\$550,652</b>  |                      |
| <b>Other Income</b>                    |                          |                   |                      |
| <b>Late Payment Charges</b>            |                          |                   |                      |
| Late Fees & Interest                   | \$0                      | \$0               |                      |
| <b>Collection Fees - Lien Filing</b>   |                          |                   |                      |
| Attorney Legal Fee                     | \$0                      | \$0               |                      |
| Lien Filing                            | \$0                      | \$0               |                      |
| <b>Late Payment Charges Waived</b>     |                          |                   |                      |
| Late Payment Charges Waived            | \$0                      | \$0               |                      |
| <b>Miscellaneous Income</b>            |                          |                   |                      |
| Returned Payment Fee                   | \$0                      | \$0               |                      |
| <b>Interest Income</b>                 |                          |                   |                      |
| Finance Charges                        | \$0                      | \$0               |                      |
| Finance Fees                           | \$0                      | \$0               |                      |
| Bank Interest                          | \$0                      | \$0               |                      |
| <b>User Fees</b>                       |                          |                   |                      |
| Barcode/Fobs                           | \$0                      | \$0               |                      |
| <b>TOTAL of Other Income</b>           | <b>\$0</b>               | <b>\$0</b>        |                      |
| <b>TOTAL of Income</b>                 | <b>\$538,272</b>         | <b>\$550,652</b>  |                      |
| <b>Expenses</b>                        |                          |                   |                      |
| <b>Operating Expenses</b>              |                          |                   |                      |
| <b>Direct Operating Expenses</b>       |                          |                   |                      |
| <b>Grounds Maintenance</b>             |                          |                   |                      |
| <b>Landscape Maint. - General</b>      |                          |                   |                      |
| Mulch                                  | \$18,000                 | \$14,000          | Refresh mulch in po  |
| Irrigation Repairs                     | \$8,000                  | \$15,000          | Repairs for broken/  |
| Tree Trim/Removal                      | \$0                      | \$3,500           |                      |
| Lakes/Ponds/Waterways                  | \$14,700                 | \$15,000          | Pond cleaning, garb  |
| Annuals                                | \$0                      | \$0               | Annuals are include  |
| Grounds Maintenance                    | \$137,000                | \$141,110         | Monthly landscapin   |
| Landscape Replacement                  | \$21,000                 | \$3,500           | Replace damaged tr   |
| Conservation Area Mitigation           | \$20,500                 | \$3,500           | Evita St conservatio |
| <b>Repairs and Maint. - General</b>    |                          |                   |                      |
| Pressure Washing                       | \$12,000                 | \$12,500          | Bi-Annual pressure   |
| Pet Waste Station                      | \$3,600                  | \$4,500           | Monthly trash remo   |
| Surveillance                           | \$12,000                 | \$15,500          | Monthly fee for Env  |
| Reserve Study                          | \$0                      | \$3,500           | Reserve study is sh  |
| Speed Bumps                            | \$15,000                 | \$1,000           | Funding toward the   |
| General R&M                            | \$41,850                 | \$10,000          | Repairs and mainte   |
| Janitorial Services                    | \$13,000                 | \$15,000          | Pool bathroom and    |
| Walls/Fence R&M                        | \$0                      | \$0               |                      |
| <b>Recreational</b>                    |                          |                   |                      |

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|---|--------------------------|------------------|------------------------|
| <b>Pool Operating Expenses</b>                    |                          |                  |                        |
| Pool Maintenance                                  | \$12,828                 | \$13,000         | Monthly pool maint     |
| Pool Area Furniture - Repairs/Maintenan           | \$7,100                  | \$5,000          | Pool furniture repai   |
| Pool Permit                                       | \$400                    | \$400            | Pool permit renewal    |
| Pavillion/Tot Lot Repairs                         | \$0                      | \$0              | Tot lot repairs is inc |
| Pool Area Water                                   | \$3,800                  | \$3,800          | Pool water usage       |
| Pool Area Electric                                | \$0                      | \$0              | Included in the com    |
| Pool Equipment/Repair                             | \$9,000                  | \$10,000         | Repair and mainten     |
| <b>Repairs and Maint. - Amenity Center</b>        |                          |                  |                        |
| Holiday Decor                                     | \$0                      | \$10,000         |                        |
| Cabana Repair                                     | \$0                      | \$0              |                        |
| Amenity Projects                                  | \$55,702                 | \$77,554         | Savings for a tot lot  |
| <b>Homeowner Activities</b>                       |                          |                  |                        |
| Social Events                                     | \$0                      | \$0              | Social events are in   |
| <b>Utilities</b>                                  |                          |                  |                        |
| <b>Electricity - General</b>                      |                          |                  |                        |
| Electric Common Areas                             | \$18,750                 | \$18,000         | Electric usage in co   |
| <b>Telephone</b>                                  |                          |                  |                        |
| Phone/Internet                                    | \$2,500                  | \$2,500          | Internet for security  |
| <b>Water - Irrigation</b>                         |                          |                  |                        |
| Water/Sewer - Irrigation Systems                  | \$15,000                 | \$13,000         | Irrigation water fee   |
| <b>TOTAL of Direct Operating Expenses</b>         | <b>\$456,030</b>         | <b>\$410,864</b> |                        |
| <b>General and Administrative Expenses</b>        |                          |                  |                        |
| <b>Administrative</b>                             |                          |                  |                        |
| <b>Professional Fees</b>                          |                          |                  |                        |
| Accounting Fee                                    | \$1,600                  | \$1,600          | CPA Engagement a       |
| Legal/Professional Fees                           | \$15,000                 | \$13,000         | Legal representatio    |
| <b>Bad Debts</b>                                  |                          |                  |                        |
| Bad Debt  | \$1,000                  | \$0              | Bad debt allowance     |
| <b>Bank Charges</b>                               |                          |                  |                        |
| Bank Charges/Coupon Books                         | \$4,000                  | \$2,500          | Coupon books           |
| <b>Homeowner Communications</b>                   |                          |                  |                        |
| Website   | \$1,500                  | \$0              | Monthly website, e     |
| <b>Insurance - General, Property &amp; Liabil</b> |                          |                  |                        |
| Insurance - Property/Liability/Fidelity           | \$20,000                 | \$35,000         | Annual Insurance p     |
| <b>Management Fee</b>                             |                          |                  |                        |
| Management Fee                                    | \$71,022                 | \$74,568         | Management contra      |
| <b>Administration</b>                             |                          |                  |                        |
| Corporate Annual Report                           | \$500                    | \$120            | Annual corporate re    |
| Miscellaneous Admin                               | \$0                      | \$5,000          |                        |
| Postage/Copies                                    | \$5,000                  | \$8,000          | Violation notices, re  |
| <b>TOTAL of General and Administrative Exp</b>    | <b>\$119,622</b>         | <b>\$139,788</b> |                        |
| <b>TOTAL of Operating Expenses</b>                | <b>\$575,652</b>         | <b>\$550,652</b> |                        |
| <b>Capital Expenditures (Non-capitalized)</b>     |                          |                  |                        |
| <b>Depreciation</b>                               |                          |                  |                        |
| <b>TOTAL of Expenses</b>                          | <b>\$575,652</b>         | <b>\$550,652</b> |                        |
| <b>Net Surplus (Deficit)</b>                      | <b>(\$37,380)</b>        | <b>\$0</b>       |                        |