

**Forester Square at Auburn Village**  
**Fiscal Year January 1, 2018 through December 31, 2018**  
**Last Year Budget, Current Operation Budget and Approved Budget with Variation**

2016	2017	2018	
Last Year's Budget	Current Budget	Approved Budget	Variation

**Revenues**

60000.00 - Assessments	594,972	599,748	610,632	10,884
<b>Total - Revenues</b>	<b>594,972</b>	<b>599,748</b>	<b>610,632</b>	<b>10,884</b>

**Expenses**

<b>- Administrative</b>				
70000.00 - Management Fees	28,200	28,200	28,200	
70100.00 - Legal - Collections	15,000	12,000	12,000	
70200.00 - Legal - Association	1,000	1,000	1,000	
70300.00 - Auditing	3,000	3,220	3,220	
71000.00 - Printing and Mailing	4,250	2,000	2,000	
71100.00 - Office Supplies	749	500	500	
71200.00 - Bank Charges	420	800	800	
71300.00 - Web Page	200	1,500	500	(1,000)
71301.00 - Bad Debt		1,000	1,000	
71900.00 - Miscellaneous Administration	2,000	2,000	2,000	
71902.00 - Licenses/Permits	200	200	200	
71910.00 - Social Committee/Activity		3,000	1,500	(1,500)
71905.00 - Meeting Room Rental		250	250	
<b>- TOTAL Administrative</b>	<b>55,019</b>	<b>55,670</b>	<b>53,170</b>	<b>(2,500)</b>
<b>- Utilities</b>				
72000.00 - Water & Sewer	70,000	70,000	82,000	12,000
72200.00 - Heating Fuel		2,500	2,500	
72300.00 - Electricity	24,000	20,500	24,000	3,500
72400.00 - Rubbish			100	100
72500.00 - Extermination	1,000	1,500	2,000	500
<b>- TOTAL Utilities</b>	<b>95,000</b>	<b>94,500</b>	<b>110,600</b>	<b>16,100</b>
<b>- Grounds</b>				
73000.00 - Lawn Service	20,000	24,000	24,000	
73100.00 - Grounds	8,000	6,000	6,000	
73200.00 - Tree and Shrub Maintenance	2,000	1,500	1,500	
73300.00 - Lawn Fertilization	3,200	1,500	1,500	
73400.00 - Tree and Shrub Fertilization	3,200	3,000	2,000	(1,000)
73500.00 - Irrigation	3,500	5,000	6,000	1,000
73600.00 - Pond Maintenance	2,500	1,500	1,500	
73605.00 - Pond Fountain	1,500	1,000	1,000	
73700.00 - Snow Removal	40,800	44,000	40,000	(4,000)
<b>- TOTAL Grounds</b>	<b>84,700</b>	<b>87,500</b>	<b>83,500</b>	<b>(4,000)</b>
<b>- Maintenance &amp; Repairs</b>				
75000.00 - Plumbing	3,000	5,000	5,000	
75100.00 - Electrical		4,500	4,500	
75150.00 - Fire Suppression	5,250	2,500	5,000	2,500
75151.00 - Fire Suppression - Phone		400	2,000	1,600
75152.00 - Fire Suppression Monitor	13,000	24,000	18,000	(6,000)

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75153.00 - Fire Suppression Testing		250	250	
75200.00 - Building Repairs - Interior	2,000	5,000	5,000	
75205.00 - Janitorial Services		500	500	
75300.00 - Building Repairs - Exterior	6,000	6,000	6,000	
75310.00 - Misc. Maintenance		4,000	4,000	
75400.00 - Roof	6,000	2,000	2,000	
75500.00 - Painting		3,000	3,000	
76600.00 - Maintenance Supplies	1,000	1,000	1,000	
77500.00 - Cement		5,000	2,000	(3,000)
77710.00 - Contingency		5,000	5,000	
77720.00 - Insurance Repairs	15,000			
78000.00 - Payroll - Maintenance	18,200			
<b>- TOTAL Maintenance &amp; Repairs</b>	<b>69,450</b>	<b>68,150</b>	<b>63,250</b>	<b>(4,900)</b>
<b>- Insurance &amp; Taxes</b>				
79000.00 - Insurance	71,173	62,000	45,000	(17,000)
79200.00 - Workers Compensation	250	600	600	
79700.00 - Property Taxes			1,200	1,200
<b>- TOTAL Insurance &amp; Taxes</b>	<b>71,423</b>	<b>62,600</b>	<b>46,800</b>	<b>(15,800)</b>
<b>- Clubhouse</b>				
82000.00 - Clubhouse - Water and Sewer	8,000			
82200.00 - Clubhouse - Heating Fuel	6,000	6,000	6,000	
82300.00 - Clubhouse - Electricity	10,000	10,000		(10,000)
83000.00 - Clubhouse - Pool Maintenance and	31,000	30,000	20,000	(10,000)
83005.00 - Hot Tub Maintenance	1,000	1,000	1,000	
84000.00 - Clubhouse - Maintenance	4,000	6,000	10,000	4,000
84040.00 - Clubhouse Improvements		1,500	1,500	
84600.00 - Clubhouse - Supplies		6,000	2,000	(4,000)
84710.00 - Clubhouse Phone	250	1,500	1,000	(500)
84712.00 - Fire Suppression Repairs	1,750	1,750	1,750	
84713.00 - Fire Suppression Monitoring	800	3,000		(3,000)
<b>- TOTAL Clubhouse</b>	<b>62,800</b>	<b>66,750</b>	<b>43,250</b>	<b>(23,500)</b>
<b>- Reserve Funding</b>				
89000.00 - Deposits to Reserve	156,580	166,578	210,062	43,484
<b>- TOTAL Reserve Funding</b>	<b>156,580</b>	<b>166,578</b>	<b>210,062</b>	<b>43,484</b>
<b>- Reserve Fund Income</b>				
90000.00 - Transfers From Reserves		(303,000)	(165,000)	138,000
90100.00 - Interest Income - Reserves		(2,000)		2,000
<b>- TOTAL Reserve Fund Income</b>		<b>(305,000)</b>	<b>(165,000)</b>	<b>140,000</b>
<b>- Reserve Expenses</b>				
93100.00 - Grounds		60,000	20,000	(40,000)
93150.00 - Entrance Grounds/Lighting		15,000		(15,000)
95210.00 - Building Interior - Painting		38,000		(38,000)
95300.00 - Building Repairs - Exterior		40,000	40,000	
95415.00 - Porches		75,000		(75,000)
97500.00 - Cement		75,000	105,000	30,000

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- TOTAL Reserve Expenses		303,000	165,000	(138,000)
Total - Expenses	594,972	599,748	610,632	10,884
Net Income	0	0	0	0