

PARKE PLACE PHOENIX HOMEOWNERS ASSOCIATION								
	2012	2013	2014	2015	2016	2017	Nov-18	BUDGET 2019
Assessments Fee - Quarterly	\$90.00	\$90.00	\$90.00	\$94.50	\$99.22	\$104.18	\$109.40	\$114.87
Assessments Fee - Annually	\$360.00	\$360.00	\$360.00	\$378.00	\$396.90	\$416.75	\$437.58	\$459.48
<b>INCOME</b>								
Assessments	\$16,670.67	\$16,610.00	\$19,368.50	\$21,185.06	\$20,641.60	\$22,771.53	\$18,848.24	\$23,892.96
Late Fees	\$35.00	\$90.00	\$0.00	\$0.00	\$0.00	\$35.22	\$324.78	\$0.00
Misc Income	\$90.14	\$0.00	\$0.00	\$0.00	\$150.00	\$75.18	\$94.41	\$0.00
Fines	\$760.00	\$1,105.00	\$295.00	\$2,995.00	\$555.50	\$75.00	\$250.00	\$0.00
Legal Fee Reimbursement	\$0.00	\$0.00	\$0.00	\$1,681.00	\$0.00	\$0.00	\$0.00	\$0.00
Collection Cost Reimbursement	\$0.00	\$10.00	\$0.00	\$200.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Admin Fees Reimb	\$30.00	\$205.00	\$406.20	\$0.00	\$0.00	\$30.00	\$20.00	\$0.00
Self Help	\$0.00	\$0.00	\$0.00	\$375.89	\$0.00	\$0.00	\$0.00	\$0.00
Interest Checking	\$2.49	\$4.77	\$2.39	\$5.68	\$3.04	\$3.01	\$5.29	\$0.00
Interest Savings	\$0.00	\$0.00	\$5.22	\$0.00	\$2.00	\$18.68	\$27.46	\$0.00
<b>Total Income</b>	<b>\$17,588.30</b>	<b>\$18,024.77</b>	<b>\$20,077.31</b>	<b>\$26,442.63</b>	<b>\$21,352.14</b>	<b>\$23,008.62</b>	<b>\$19,570.18</b>	<b>\$23,892.96</b>
<b>OPERATING EXPENSES</b>								
<i>Administrative:</i>								
Management Fee	\$6,000.00	\$6,600.00	\$6,600.00	\$7,260.00	\$7,260.00	\$6,190.00	\$3,850.00	\$4,200.00
New Mgmt Setup Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00	\$0.00	\$0.00
Attorney Fees Collections	\$0.00	\$0.00	\$0.00	\$1,681.00	\$0.00	\$0.00	\$0.00	\$0.00
Collection Expense	-\$14.87	\$0.00	\$50.00	\$0.00	\$10.00	\$0.00	\$0.00	\$0.00
Late Notices	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$93.00	\$0.00
CPA's Fee - Taxes & Compilation	\$250.00	\$150.00	\$0.00	\$600.00	\$300.00	\$300.00	\$300.00	\$300.00
Preparation for CPA Services	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00
Preparation of ACC Report	\$0.00	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00	\$25.00	\$25.00
Preparation of 1099's	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$20.00	\$30.00
State Income Taxes	\$55.00	\$50.00	\$0.00	\$124.80	\$50.00	\$50.00	\$50.00	\$50.00
Other Taxes & Fees	\$0.00	\$10.00	\$10.00	\$0.00	\$0.00	\$0.00	\$10.00	\$10.00
Property Taxes	\$6.00	\$6.44	\$0.00	\$13.41	\$0.00	\$13.83	\$6.38	\$7.00
Insurance	\$1,230.00	\$1,230.00	\$1,230.00	\$1,230.00	\$1,231.00	\$1,230.00	\$1,230.00	\$1,230.00
Newsletter Service	\$140.00	\$132.00	\$132.00	\$175.00	\$295.00	\$0.00	\$0.00	\$200.00
Misc Admin Fee	\$0.00	\$275.83	\$7.80	\$13.00	\$67.11	\$0.00	\$0.00	\$0.00
Bank Fees	\$0.00	\$10.00	\$10.00	\$29.00	-\$29.00	\$0.00	\$20.00	\$0.00
Printing/Envelopes	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$74.80	\$128.55	\$125.00
Postage	\$357.07	\$168.84	\$277.02	\$172.16	\$159.34	\$191.17	\$283.37	\$225.00
Office Supplies	\$75.60	\$31.80	\$19.20	\$15.25	\$40.50	\$0.00	\$0.00	\$0.00
Billing Statements	\$0.00	\$474.75	\$270.30	\$261.25	\$280.75	\$252.00	\$209.00	\$208.00
Meeting Room Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$20.36	\$0.00	\$0.00	\$0.00
Social Event	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$229.69	\$0.00
<b>Total Administrative</b>	<b>\$8,098.80</b>	<b>\$9,139.66</b>	<b>\$8,606.32</b>	<b>\$11,574.87</b>	<b>\$9,735.06</b>	<b>\$8,451.80</b>	<b>\$6,504.99</b>	<b>\$6,660.00</b>
<i>Utilities:</i>								
Water	\$3,417.86	\$3,236.55	\$2,540.20	\$2,840.38	\$2,246.72	\$3,887.89	\$1,798.33	\$3,000.00
Electric	\$540.82	\$540.55	\$542.07	\$544.28	\$504.26	\$585.28	\$723.25	\$600.00
<b>Total Utilities</b>	<b>\$3,958.68</b>	<b>\$3,777.10</b>	<b>\$3,082.27</b>	<b>\$3,384.66</b>	<b>\$2,750.98</b>	<b>\$4,473.17</b>	<b>\$2,521.58</b>	<b>\$3,600.00</b>

PARKE PLACE PHOENIX HOMEOWNERS ASSOCIATION								
	2012	2013	2014	2015	2016	2017	Nov-18	BUDGET 2019
<i>Landscaping:</i>								
Landscape Contract	\$4,775.00	\$5,367.50	\$5,850.00	\$6,000.00	\$5,500.00	\$4,140.00	\$4,125.00	\$7,200.00
Landscape Non-contract	\$0.00	\$0.00	\$270.29	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Irrigation Repairs Labor & Parts	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$182.00	\$1,200.00
Irrigation Repairs Labor	\$527.65	\$683.24	\$472.50	\$150.00	\$595.00	\$405.00	\$0.00	\$0.00
Irrigation Repairs Parts	\$80.65	\$428.19	\$1,938.66	\$677.82	\$787.44	\$211.36	\$212.90	\$0.00
Backflow Testing	\$0.00	\$0.00	\$0.00	\$75.00	\$80.00	\$110.00	\$80.00	\$100.00
Backflow Repairs	\$0.00	\$0.00	\$2,460.69	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Landscape Supplies	\$0.00	\$0.00	\$0.00	\$0.00	\$337.89	\$0.00	\$0.00	\$0.00
Winter Seed/Mulch	\$26.78	\$487.35	\$0.00	\$392.58	\$525.91	\$572.21	\$614.71	\$600.00
Weed Control	\$160.66	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$79.50	\$100.00
Fertilizer - Grass & Shrubs	\$0.00	\$0.00	\$0.00	\$94.52	\$80.00	\$278.17	\$88.93	\$250.00
Plant Replacement	\$0.00	\$0.00	\$0.00	\$228.45	\$0.00	\$0.00	\$8.21	\$200.00
Tree Trimming	\$0.00	\$950.00	\$0.00	\$830.00	\$40.00	\$130.00	\$0.00	\$1,800.00
Dump Fees	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$14.00	\$0.00
Miscellaneous	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$7.54	\$328.54	\$0.00
<b>Total Landscaping</b>	<b>\$5,570.74</b>	<b>\$7,916.28</b>	<b>\$10,992.14</b>	<b>\$8,448.37</b>	<b>\$7,946.24</b>	<b>\$5,854.28</b>	<b>\$5,733.79</b>	<b>\$11,450.00</b>
<i>General Maintenance:</i>								
General Maintenance & Supplies	\$243.03	\$20.00	\$331.95	\$487.96	\$571.19	\$0.00	\$89.33	\$482.96
Lighting Repairs & Supplies	\$0.00	\$40.66	\$0.00	\$0.00	\$0.00	\$275.00	\$0.00	\$0.00
Signage	\$0.00	\$0.00	\$14.74	\$0.00	\$0.00	\$0.00	\$0.00	\$750.00
Wall / Fence Repairs	\$0.00	\$0.00	\$0.00	\$0.00	\$713.32	\$0.00	\$0.00	\$0.00
Security Equipment	\$0.00	\$358.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Self Help Maintenance	\$0.00	\$0.00	\$360.86	\$0.00	\$126.30	\$0.00	\$0.00	\$0.00
<b>Total General Maintenance</b>	<b>\$243.03</b>	<b>\$419.31</b>	<b>\$707.55</b>	<b>\$487.96</b>	<b>\$1,410.81</b>	<b>\$275.00</b>	<b>\$89.33</b>	<b>\$1,232.96</b>
<b>TOTAL OPERATING EXPENSES</b>	<b>\$17,871.25</b>	<b>\$21,252.35</b>	<b>\$23,388.28</b>	<b>\$23,895.86</b>	<b>\$21,843.09</b>	<b>\$19,054.25</b>	<b>\$14,849.69</b>	<b>\$22,942.96</b>
<b>NET INCOME/(LOSS)</b>	<b>(\$282.95)</b>	<b>(\$3,227.58)</b>	<b>(\$3,310.97)</b>	<b>\$2,546.77</b>	<b>(\$490.95)</b>	<b>\$3,954.37</b>	<b>\$4,720.49</b>	<b>\$950.00</b>
<b>BANK ACCOUNTS</b>								
Operating	\$4,497.64	\$1,270.06	\$3,414.56	\$4,461.33	\$3,968.38	\$7,904.07	\$12,597.10	\$13,550.00
Savings	\$10,984.39	\$10,984.39	\$11,779.19	\$13,275.19	\$13,275.19	\$13,293.87	\$13,321.33	\$13,350.00
<b>BALANCE SHEET</b>	<b>\$15,482.03</b>	<b>\$12,254.45</b>	<b>\$15,193.75</b>	<b>\$17,736.52</b>	<b>\$17,243.57</b>	<b>\$21,197.94</b>	<b>\$25,918.43</b>	<b>\$26,900.00</b>