

JOHNS CREEK PROPERTY OWNERS ASSOCIATION INC 2018

APPROVED BUDGET

400 Units (1/1 - 12/31)

Acct. No.	Account Name	2017 Budget	*2018* Approved Annual Budget	*2018* Approved Budget Per Lot
<u>INCOME</u>				
40000	RESIDENTIAL ASSESSMENTS	36,000.00	39,600.00	99.00
TOTAL ASSESMENT INCOME		36,000.00	39,600.00	99.00
OTHER INCOME				
40030	FINES	0.00	0.00	0.00
40040	INTEREST - OPERATING	0.00	0.00	0.00
40051	INTEREST - DELINQUENT ACCOUNTS	0.00	0.00	0.00
40065	ARCHECTURAL REVIEW FEES	0.00	0.00	0.00
TOTAL OTHER INCOME		0.00	0.00	0.00
TOTAL INCOME		36,000.00	39,600	99.00
ADMINISTRATIVE				
50025	AUDIT & TAX PREPARATION	200.00	200.00	0.50
50050	BAD DEBT EXPENSES	2,000.00	2,000.00	5.00
50100	BANK CHARGES	200.00	200.00	0.50
50115	COUPONS/STATEMENTS	1,200.00	1,000.00	2.50
50145	INSURANCE EXPENSE	3,300.00	3,500.00	8.75
50150	LEGAL FEES	5,000.00	6,700.00	16.75
50160	MANAGEMENT SERVICES	16,560.00	19,044.00	47.61
50165	LICENSE, FEES and TAXES	63.00	62.00	0.16
50180	MISCELLANEOUS	0.00	0.00	0.00
50190	OFFICE SUPPLIES	50.00	0.00	0.00
50200	POSTAGE	3,427.00	2,894.00	7.24
50225	SOCIAL ACTIVITIES	3,000.00	3,000.00	7.50
TOTAL ADMINISTRATIVE		35,000.00	38,600.00	96.50
MAINTENANCE and REPAIRS				
65050	FORCED CUTS LAWN CARE	1,000.00	1,000.00	2.50
TOTAL MAINTENANCE and REPAIRS		1,000.00	1,000.00	2.50
TOTAL EXPENSES		\$ 36,000.00	\$ 39,600.00	\$ 99.00
NET SURPLUS/(DEFICIT)		\$ -	\$ -	\$ -

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE THAT MAY RESULT IN SPECIAL ASSESSMENTS, OWNERS MAY ELECT TO PROVIDE FOR RESERVE ACCOUNTS PURSUANT TO SECTION 720.303(6), FLORIDA STATUTES, UPON OBTAINING THE APPROVAL OF A MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION BY VOTE OF THE MEMBERS AT A MEETING OR BY WRITTEN CONSENT.

Signed: *OEDiney*
 Johns Creek Property Owners Association, Inc. (Phase 1)
 Board President

Date: 12/6/2017