

**BULL POINT POA 2009 FORECAST AND 2010 BUDGET**

		<b>Original Budget</b>	<b>Forecast</b>	<b>Proposed</b>
<b>Line #</b>	<b>Revenue</b>	<b>2009</b>	<b>2009</b>	<b>2010 Budget</b>
1	Charges to Developers	25,000	16,000	16,000
2	ARB Applications	1,600	1,200	2,000
3	Other (Interest 11000, MB 1800, Misc 2000)	7,335	9,000	9,000
4	Security Decals	40,000	31,000	30,000
5	<b>Total Revenue</b>	<b>73,935</b>	<b>57,200</b>	<b>57,000</b>
	<b>Community Services Expenses</b>			
6	Amenity: Furniture, Equipment & Supplies	6,500	5,000	5,000
7	Amenity Janitorial Supplies	2,500	2,100	2,500
8	Community Phone, Cable, & Internet	6,600	6,650	6,600
9	Home Owner Association Events	1,000	1,000	1,000
10	Professional Fees	5,000	5,000	5,000
11	Property, Liability & Auto Insurance	23,500	22,600	23,500
12	Utilities	21,000	18,000	25,000
13	Waste Removal	5,000	5,000	5,200
14	Web Site	800	800	800
15	Contract Labor	69,800	65,000	61,000
16	Contract Labor (Maintenance)	16,000	16,000	16,000
17	Salary: Maintenance & Administration	72,500	71,500	73,500
18	Wages: Maintenance	115,700	79,000	84,000
19	Wages: Security	52,000	50,900	51,000
20	Payroll Taxes	24,020	19,672	19,808
21	Workers Compensation	14,000	16,000	17,000
22	Employee Truck Expense	4,200	4,200	4,200
23	Maintenance Uniforms	3,000	2,500	2,600
24	Security Uniforms	400	300	300
25	Medical Ins Premiums	31,000	29,000	31,000
26	Equipment Maintenance & Supplies	6,000	5,000	5,000
27	Gas, Oil & Propane	19,000	14,500	15,000
28	Landscape Chemicals & Supplies	4,000	3,511	3,600
29	Landscape Irrigation	1,000	1,012	1,000
30	Landscaping: Shrubs, Trees, Grass	3,500	2,500	3,000
31	Mailbox Expense	1,200	1,500	1,500
32	Maintenance/Repair: Entrance Gate & Lighting	3,000	4,000	4,000
33	Repair: Electrical, Plumbing & HVAC	4,000	4,500	3,500
34	Signage Repair	500	250	400
35	Pest/Termite Control	2,500	1,780	2,000
36	Lake/Pond Maintenance	2,500	2,000	5,000
37	Pool Maintenance & Chemicals	4,000	3,500	4,000
38	Tennis Court Maintenance	1,000	1,000	1,000
39	Repairs Large Equipment	4,000	3,500	4,000

40	Repairs Small Equipment	4,500	4,200	4,000
41	Small Equipment Replacement/Purchase	4,000	3,500	3,000
42	Vehicle Taxes & Tags	400	710	700
43	Common Area Taxes	6,200	5,500	5,500
44	Income Tax	6,065	5,421	4,200
45	<b>Total Expenses</b>	551,885	488,106	505,408
46	<b>Net Revenue/Expenses</b>	477,950	430,906	448,408
47	<b>Carry over from 2008/2009</b>	20,000		19,000
48	<b>Net Revenue/Expenses less carryover</b>	457,950		429,408
49	Total Number of Lots	250		249
50	Delinquent Lots	37		49
	Property Owner Lots	12		25
	Developer Lots	25		24
	<b>Lots paying Dues (Line 49 less Line 50)</b>	<b>213</b>		<b>200</b>
	Base Dues	\$2,150		\$2,147
	Plus Contingency	\$300		\$300
	<b>Total Dues</b>	<b>\$2,450</b>		<b>\$2,447</b>

Notes

