

Building #5 - Delta Home Owners Association  
 Approved 2009/2010 Operational Budget

	12 month 06/08 - 05/09 Actual	2009/2010 Annual Budget	Averaged monthly Proposed unit assessment	W/ Current Res. Funding
405 Homeowners Assessments	\$43,311.60			
Unit 501 - 8.59%		\$3,899.34	\$324.95	407.51
Unit 503 - 6.26%		\$2,841.66	\$236.81	296.98
Unit 504 - 6.02%		\$2,732.72	\$227.73	287.56
Unit 505 - 5.97%		\$2,710.02	\$225.84	283.21
Unit 506 - 5.04%		\$2,287.86	\$190.65	245.89
Unit 507 - 10.77%		\$4,888.93	\$407.41	510.91
Unit 509 - 6.26%		\$2,841.66	\$236.81	296.98
Unit 510 - 6.02%		\$2,732.72	\$227.73	287.56
Unit 511 - 5.97%		\$2,710.02	\$225.84	283.21
Unit 512 - 5.04%		\$2,287.86	\$190.65	245.89
Unit 513 - 10.77%		\$4,888.93	\$407.41	510.91
Unit 515 - 6.26%		\$2,841.66	\$236.81	296.98
Unit 516 - 6.26%		\$2,841.66	\$236.81	296.98
Unit 517 - 10.77%		\$4,888.93	\$407.41	510.91
<b>TOTAL INCOME</b>	<b>\$43,311.60</b>	<b>\$45,393.99</b>	<b>\$3,782.83</b>	
Inflation Rate				
<b>EXPENSES</b>				
505 Rec-Road Maintenance & Trash	\$7,056.00	\$7,056.00	\$588.00	
510 Water & Sewer	\$5,044.80	\$5,297.04	\$441.42	5%
515 Business Management	\$3,948.00	\$4,046.70	\$337.23	2.5%
520 Association Maintenance Fees	\$4,548.60	\$4,662.32	\$388.53	2.5%
525 Recreation Fees	\$6,690.48	\$6,690.48	\$557.54	
530 Electricity	\$1,012.43	\$1,113.67	\$92.81	10%
535 Gas & Heat	\$6,751.36	\$8,101.63	\$675.14	20%
565 Cable TV	\$4,034.10	\$4,276.15	\$356.35	6%
575 Extraordinary Maintenance	\$2,497.24	\$4,000.00	\$333.33	
590 Other/Miscellaneous Expense	\$972.00	\$150.00	\$12.50	
<b>TOTAL EXPENSES</b>	<b>\$42,555.01</b>	<b>\$45,393.99</b>	<b>\$3,782.83</b>	
<b>T0/(FROM) Maintenance Reserve</b>	<b>\$756.59</b>	<b>\$0.00</b>	<b>(\$0.00)</b>	

**BUILDING #5**  
**May-09**

**LONG TERM REPLACEMENT RESERVE PROJECT**

	*Estimated*									
	*Estimated Useful Life	Life Left in Years	Next Date for Replacement	Current Replacement Value	Inflation Factor	Future Cost To Assn.	Allocation of Current Maint. Fund	Monthly Funding Needed	Special Assessment Needed	
Roof	15	0	2009	\$23,000	N/A	\$23,000	\$16,837	\$0	\$6,163	
Deck Carpeting	10	8	2017	\$5,500	3%	\$6,967	\$0	\$73		
Boilers -Domestic Hot Water	15	9	2018	\$5,000	3%	\$6,524	\$0	\$60		
-Heating System	30	24	2033	\$12,000	3%	\$24,394	\$0	\$85		
Exterior Painting	8	6	2015	\$12,000	3%	\$14,329	\$0	\$199		
Other										
<b>TOTAL</b>						<b>\$66,807</b>	<b>\$16,837</b>	<b>\$417</b>		
Less Current Monthly Funding								<b>\$374</b>		
Monthly Funding Over <Under> Assessed								<b>(\$43)</b>		