

#1	code	category	description	Approved	comments
2		Expenses			
3					
4		Total			
5		511- General Govt legislation			
6		Trustees/ ACC			
7	511451	board bond ins	9 bonds/ 5 for change of trustees	50	FMIT includes office staff might change
8	511491	election fees		4,500	
9	511523	training board	ethics public record sunshine law	1,000	79/trustee
10	511525	ACC	supplies/training	1,000	workshop;neighbors help neighbors
11		Trustee total		6,550	
12					
13		Distrct Manager			
14	512130	payroll DM	3-5% increase merit	78,750	
15	512210	payroll taxes		6,025	
16	512240	workers Comp Ins		4,725	
17	512400	travel reimbursement		250	
18	512551	education/training		2,000	Ethics workshop, DM workshop, Notary
19		District Manager total		91,750	
20					
21		512-513 Gen. Govt. DM and Admin			
22		Office Support Staff			
23	513130	payroll admin	3-5% increase merit	93,000	2 FT,
24	513210	payroll taxes		7,115	0.0765
25	513240	workers comp ins		5,394	0.058
26		Professional Fees			
27	513321	auditing	annual audit	15,100	Cramer- Surplee-Shea
28	513322	Contract accounting services	bookkeeper	8,000	
29	513340	payroll-related services	Connect pay, payroll,	10,000	payroll- 214/mo end-of-year report FL re-employment, drug test, finger print
30	513341	temp office services		800	Police

31	513421 postage	misc bills, return receipts	1,500	Budget mailing, etc
32	513441 equipment lease- office	Ricoh copy machine	5,000	
33	513462 R&M office	upkeep	3,600	upkeep, prime membership
34	513471 deed restriction revision exp	court filing fees, mail out paper, binders, etc	1,500	
35	513495 Advertising, legal	Ad for budget & misc	500	
36	513496 Bank charges			
37	513499 non-capitalized equip office	desk chairs floor mats	1,500	returned checks that were given to us
38	513510 office expense & supplies	paper, all office supplies, consumables	5,000	
39	513521 uniforms	all departments	1,200	
40	513551 Education/training/admi	All training except DM	1,000	Also safety workshop
41	513552 Ad-Valorem taxes pd to P.B.		0	
42	Office Staff total		160209	
43				
44	514-Gen.Govt Professional Fees			
45	514311 legal fees	litigation	12,000	Attorney, S.D, lawyer if needed
	legal deed restriction			
46	514312 enforcement	violation letters, liens	1,000	fine letters
47	514313 legal- tax certificate purchase		15,000	
48	514314 Consultant	one-time only expense		
49	Gen.Govt Prof. Fees total		28,000	
50				
51	519 -Other Gen Govt			
	website management/ IT/	website management & Misc		
52	519410 software	programs	11,000	Webmaster 3,600mo, Adobe 1,200yr, MS 1,200yr, Quickbooks 1,100yr, domain costs \$20yr, File Pro 1,000yr, HOA life 3,300yr,
53	519411 telephone & communications		7,600	cell phone; business phones; business internet
54	519431 utilities- electric		80,000	
55	519432 utilities - gas		2,000	

56	519433 water & sewer		6,000	
57	519442 equipment leased- general	laundry equipment	2,525	CSC \$210/mo
58	519451 Insurance- liability		17,858	
59	519452 insurance- property		51,642	
60	Workman's comp total			34,139 allotted thru payroll in each dept
61	519491 cable TV internet	spectrum contract	425,043	450,000 -24,957 (door fee)
62	519497 other expenses	staff holiday gifts	3,000	
63	519521 supplies, decals & badges	decals owner, rental, compound, golf cart, bike used for residents	3,000	
64	519541 taxes, fees, licenses	Ad Valorem taxes, operating licenses, state & county	5,000	plus pool licenses and pool certifications
65	Other Gen.Govt Total		614,668	
66				
67	529- Gate & other public safety			
68	529130 payroll	3-5% increase merit	157,500	
69	529210 payroll taxes		12,049	
70	529240 workers comp ins		9,450	
71	529460 R&M gate		5,000	
72	529490 flags		400	
73	529499 non-capitalization equipment	phones, computer	200	
74	529520 supplies	gate passes	2,500	
75	Gate/public Safety Total		187,099	
76				
77	539- Physical Envir- other Phys. Envir			
78	Custodians			
79	539130 payroll	3-5% increase merit	136,500	
80	539210 payroll taxes		10,443	
81	539240 workers comp ins		8,190	
82	539461 R&M buildings		25,000	World Electronice,Cummings Pest, Iceman, AED/ATP
83	539462 R&M lighting Rec Center		500	
84	539463 R&M equipment		1,500	

85	539499 non-capitalization equipment		12	
86	539520 supplies	building, gate and grounds; non- landscape supplies	10,000	
87	Custodian total		192,145	
88				
89	541- Transportation - Roads & Street			
90	R&M			
91	541461 streets		4,000	patchwork, lamp globes
92	541463 signage			marque purchased 2020, 5 yr warranty
93	541464 drainage		2,500	parts & labor; signs
94	R&M total		4,000	sinkholes
95			10,500	
96	572- Culture/Rec Parks & Recreation			
97	Grounds crew			
98	572130 payroll	3-5% increase merit	110,000	
99	572210 payroll taxes		8,415	
100	572240 workers comp ins		6,380	
101	572341 contract services	lawn	304,200	outside contractor
102	572342 landscape management	tree trimming	16,000	contractor all trees to be trimmed, trees last done in 2022
103	572431 trash removal	Republic	8,000	215 HP dumpster; \$315 mo; lawn dumpster P/U as needed; use chipper
104	572461 R&M grounds equipment		6,000	hand tools, saws, rakes, weed wacker head, Eastside mowers
105	572462 R&M pools & rec facilities	pool supplies & chemicals only	35,000	pool chemicals, shockers & black mold extra; pumps; filters
106	572463 R&M irrigation system	sprinklers	4,000	ponds, backflow
107	572464 sound wall maintenance		4,000	CVS wall also
108	572466 R&M compound		6,300	
109	572468 vehicle repair	expected maintenance	3,000	car ins \$940 annually
110	572522 fuel		1,500	

111 572524 supplies recreational
 112 572526 landscape supplies/grounds
 113 572591 depr exp parks & recreation
 114 **Grounds total**

750	umbrellas, pool chair webbing, billiards
4,000	soil, mulch, fertilizer, flowers
3,520	need to work on a 5 year plan
521,065	

115
 116 **701- Capital Outlay**

117 519621 buildings & imp
 118 519631 infrastructure
 119 519641 grounds equip
 120 519642 furn, fixt, eq

30,000	upgrade to bldgs, no annual repairs
30,000	roads, drainage
7,000	
5,000	
72,000	

121 **Capital Outlay Total**

122
 123 **Contingency Expense**

125,000

125 **Total Expense**
 126 **negative income**

2,008,986
98,000
2,106,986

127
 128
 129
 130
 131 **Income**

134 325250 tax certificate
 135 325290 assessment adjustment

investment income
 discounts and unpaid
 assessments

136 spectrum Door fee
 137 361100 interest income

pd to us from spectrum to be
 divided over 5 years

138 369900 other income

app fees (buyer, renter, ACC)
 estoppels & decals

	Added to total expense above
	3rd year, balance placed in reserves until 27-28 budget- this was removed from the cost of the bulk cable total
30,000	
20,000	

139	369902	laundry income	2,400	
140		Other Revenue	6,300	compound
141				total other income
142				
143		total income	58,700	
144				
145	325200	Gross assessments	2,048,286	assessment needed to cover expenses
146				
147		2,106,986-58,700=2,048,286 divided by 704=\$2910 (rounded up)		
148		\$243/mo		
149				
150				