

**Westchester Owners Committee
2019 Budget**

Annual Assessments per Lot **\$711**

Revenues:

Maintenance Fees	260,171
Interest on Unpaid Assessments	1,000
Interest Income	200
Advertising	500
Trash Reimbursement	26,352
Security Reimbursement	8,255
Swim & Tennis User/Sponsor	35,000
Swim & Tennis Party Rentals	250
Total Operating Revenue	<u>331,728</u>
Less Uncollected Assessments	<u>(2,602)</u>
Total Net Revenue	<u>329,126</u>

Expenses:

Administrative

Administrative Contract	12,000
Administrative Other	100
Office Supplies	50
Copies	800
Postage	1,000
Community Mailouts	200
Meetings	100
Administrative Notices	1,464
Deed Restriction Expenses	250
Record Storage	240
Total Administrative	<u>16,204</u>

Professional Services

Legal - Corporate	500
Legal - Collections	1,500
Legal - Collections Billed to Owners	(750)
Legal - Deed Restrictions	250
Legal Deeds - Billed to Owners	(125)
Tax Preparation & Audit	1,100
Total Professional Services	<u>2,475</u>

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Grounds Maintenance	
Landscape Contract	14,280
Landscape Extras	1,500
Landscape Irrigation Repairs	1,000
Perimeter Fence Repairs	1,000
Pest Control Services	1,500
Repairs & Maintenance	5,000
Total Grounds Maintenance	<u>24,280</u>
Pool	
Pool Contract	37,635
Extra Services	500
Permits & Memberships	250
Social	-
Pool Tags & Supplies	500
Repairs & Maintenance	2,500
Telephone	700
Pool Wi-Fi	550
Furniture & Fixtures	1,500
Total Pool	<u>44,135</u>
Tennis	
Equipment - Tennis	500
Repairs & Maintenance - Tennis	2,500
Total Tennis	<u>3,000</u>
Utilities & Services	
Electricity	7,500
Water	7,500
Trash & Recycling Services	99,479
Constable Patrol Fees	79,044
Total Utilities & Services	<u>193,523</u>

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Other Expenses	
Property Taxes	25
Insurance	15,622
RAP Newsletter	2,800
National Night Out	300
Website Fees	400
Miscellaneous	250
Bad Debt/Write Offs	500
Capital Reserve	<u>25,612</u>
Total Other Expenses	<u>45,509</u>
Total Expenses	<u>329,126</u>
Surplus (Deficit)	<u>(0)</u>