

TUSCANY ESTATES ASSOCIATION INC

2021 Budget

Final

Account Number	Account Title	2018 Actual	2019 Actual	2020 Budget	Year to Date 10/29/2020	2021 Projected
<u>OPERATING FUND REVENUE</u>						
41100-000	Common Operating Assessments	\$20,436.00	\$23,484.00	\$36,362.64	\$30,320.00	\$38,304.00
41100-100	Patio & Townhouse Assessments	\$56,352.00	\$66,792.00	\$58,808.52	\$44,844.00	\$67,819.32
44110-000	Interest	\$19.68	\$15.68	\$60.00	\$17.10	\$45.00
44110-100	Interest - Shared Wall	\$34.26	\$31.23	\$36.00	\$10.82	\$36.00
47250-000	Late Fees	\$1,120.90	\$1,783.56	\$720.00	\$0.00	\$360.00
47900-000	Miscellaneous	\$400.00	\$1,285.00	\$960.00	\$327.31	\$450.00
TOTAL OPERATING FUND REVENUE		\$78,362.84	\$93,391.47	\$96,947.16	\$75,519.23	\$107,014.32
<u>OPERATING FUND EXPENSES</u>						
50100-000	Bad Debt	\$1,645.76	\$0.00	\$0.00	\$75.00	\$0.00
50400-000	Social Functions	\$0.00	\$0.00	\$300.00	\$238.35	\$300.00
50900-000	Misc. Assn. Expenses	\$116.05	\$138.22	\$0.00	\$0.00	\$0.00
50910-000	Website Expenses	\$0.00	\$0.00	\$0.00	\$107.88	\$450.00
52000-000	Insurance	\$3,016.00	\$1,878.00	\$1,976.00	\$3,751.62	\$5,500.00
52000-100	Shared Walls Insurance	\$14,285.18	\$15,450.02	\$16,250.00	\$11,630.25	\$15,100.00
53850-000	Collection Costs	\$1,160.00	\$2,395.25	\$960.00	\$321.00	\$480.00
53900-000	Other Office Services	\$1,530.60	\$564.00	\$400.00	\$427.67	\$200.00
54200-000	Postage	\$1,249.50	\$562.42	\$650.00	\$288.05	\$650.00
54300-000	Stationary/Printing	\$1,235.50	\$1,272.00	\$1,315.00	\$867.50	\$1,315.00
55100-000	Accountant	\$225.00	\$300.00	\$300.00	\$300.00	\$350.00
55300-000	Attorney Fees	\$4,868.00	\$1,470.25	\$1,500.00	\$3,173.00	\$2,650.00
55400-000	Management Fees	\$8,001.00	\$9,155.90	\$9,144.00	\$7,620.00	\$9,144.00
55400-100	Management Fees	\$4,523.75	\$4,704.00	\$0.00	\$0.00	\$4,704.00
55410-000	Non Owner Occupied Fees	\$0.00	\$0.00	\$250.00	\$0.00	\$0.00
Total Administrative		\$41,856.34	\$37,890.06	\$33,045.00	\$28,800.32	\$40,843.00
63000-000	Common Bldgs/Room	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
66400-100	Gutters/Downspouts/Roofs	\$6,187.62	\$2,673.00	\$3,500.00	\$3,208.80	\$4,500.00
66900-000	Other	\$0.00	\$267.75	\$0.00	\$0.00	\$0.00
66900-100	Other Exterior Repairs	\$16,253.65	\$1,783.13	\$2,556.00	\$2,653.83	\$2,556.00
68200-000	Landscaping - Common	\$15,926.45	\$19,958.02	\$19,900.00	\$12,863.34	\$17,000.00
68200-100	Landscaping - Patio/Townhouse	\$17,181.01	\$18,298.45	\$17,100.00	\$18,794.99	\$25,000.00
68400-000	Shrub Purchase/Care	\$984.10	\$0.00	\$300.00	\$0.00	\$300.00
69000-100	Maintenance/Repair	\$302.00	\$0.00	\$7,000.00	\$7,000.00	\$9,000.00
70000-100	Painting - Patio/Townhouse	\$0.00	\$10,050.00	\$7,000.00	\$6,700.35	\$6,000.00
71730-000	Pool Operations	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
73100-000	Electric Lights - Common	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
75000-000	Misc. Maintenance	\$308.00	\$1,792.96	\$500.00	\$164.54	\$0.00
75000-100	Misc. Maintenance - Shrd Wall	\$0.00	\$2,821.99	\$0.00	\$0.00	\$0.00
Total Maintenance		\$57,142.83	\$57,645.30	\$57,856.00	\$51,385.85	\$64,356.00
77500-000	Contingency - Common	\$936.18	\$1,626.59	\$600.00	\$340.06	\$819.20
77500-100	Contingency - Townhouse	\$0.00	\$0.00	\$735.00	\$315.25	\$1,000.00
Total Other Expenses		\$936.18	\$1,626.59	\$1,335.00	\$655.31	\$1,819.20
TOTAL OPERATING FUND EXPENSES		\$99,935.35	\$97,161.95	\$92,236.00	\$80,841.48	\$107,018.20
Net Operating Fund Revenue/Expense		(\$21,572.51)	(\$3,770.48)	\$4,711.16	(\$5,322.25)	(\$3.88)

TUSCANY ESTATES ASSOCIATION INC

2021 Budget

Final

Account Number	Account Title	2018 Actual	2019 Actual	2020 Budget	Year to Date 10/29/2020	2021 Projected
----------------	---------------	-------------	-------------	-------------	-------------------------	----------------

	2018 Actual	2019 Actual	2020 Budget	Year to Date 10/29/2020	2021 Projected
<u>REPLACEMENT FUND REVENUE</u>					
84410-000 Replace/Repair Assessment	\$25,284.00	\$25,284.00	\$25,284.00	\$10,000.00	\$0.00
84410-100 Replace/Repair Assessment - Sh Wall	\$37,608.00	\$37,608.00	\$37,608.00	\$63,945.00	\$57,175.00
84420-000 Interest	\$401.34	\$640.80	\$48.00	\$303.18	\$48.00
84420-100 Interest - Shared Wall	\$1,039.16	\$1,107.03	\$48.00	\$0.00	\$48.00
84710-000 Transfer Fees	\$2,400.00	\$3,300.00	\$600.00	\$5,172.00	\$1,152.00
84710-100 Transfer Fees - Shared Wall	\$0.00	\$0.00	\$0.00	\$0.00	\$5,040.00
TOTAL REPLACEMENT REVENUE	\$66,732.50	\$67,939.83	\$63,588.00	\$79,420.18	\$63,463.00
PROJECTED OPERATING FUND REVENUE	(\$21,572.51)	(\$3,770.48)	\$4,711.16	(\$5,322.25)	(\$3.88)
TOTAL REPLACEMENT CONTRIBUTION	\$45,159.99	\$64,169.35	\$68,299.16	\$74,097.93	\$63,459.12
<u>REPLACEMENT FUND EXPENSES</u>					
85100-000 Income Taxes	\$0.00	\$327.00	\$0.00	\$212.00	\$0.00
85590-000 Professional Fees	\$0.00	\$0.00	\$0.00	\$960.00	\$0.00
85590-100 Professional Fees	\$0.00	\$0.00	\$0.00	\$2,240.00	\$0.00
86400-100 Gutters/Roofs/Downspouts	\$2,200.00	\$0.00	\$0.00	\$0.00	\$0.00
86700-100 Shutters/Siding	\$0.00	\$6,347.00	\$0.00	\$0.00	\$0.00
87100-100 Paint/Power Wash	\$0.00	\$0.00	\$0.00	\$4,888.36	\$0.00
TOTAL REPLACEMENT EXPENSES	\$2,200.00	\$6,674.00	\$0.00	\$8,300.36	\$0.00

Unit Type	Association Dues - Per Unit Per Month		
	Operating	Replacement	Total
Single Family	\$24.00	\$0.00	\$24.00
Patio & Town	\$84.77	\$51.23	\$136.00