

VISTA DEL LAGO PROPERTY OWNERS ASSOC.

FY 2011 Budget

Includes 4/1/09 - 3/31/10 Actuals

DESCRIPTION	Budget	Actuals as of 3/31/2010	jwb Draft Budget
	2009-2010		2010-2011
Ordinary Income/Expense			
Income:			
Assoc Mtn Fees	79,200	78,439	79,200
Boat/RV Storage	3,300	3,500	3,500
Laundry	1,500	1,460	1,500
Lot Transfer Fees	500	300	500
TOTAL INCOME	84,500	83,699	84,700
Expense:			
Buildings:			
Community Center(Incl Guard House)			
Cleaning	2,400	3,200	3,200
Maintenance	1,000	570	1,000
Repairs	1,150	70	1,000
Furniture and Fixtures	2,000	0	2,000
Total Community Center	6,550	3,840	7,200
Laundry Room:			
Equipment	0	0	0
Repairs	500	0	500
Other	0	0	0
Total Laundry Room	500	0	500
Total Buildings	7,050	0	7,700
Grounds:			
Maintenance	8,000	10,801	8,000
Repairs	1,000	7,736	1,500
Snow Removal	1,500	0	1,500
Total Grounds	10,500	18,537	11,000
Insurance:			
Liability Insurance	4,000	4,173	4,200
Officers and Directors	1,000	800	1,000
Total Insurance	5,000	4,973	5,200
Office: (Incl Media Room)			
Postage and Delivery	500	136	175
Printing and Reproduction	500	0	100
Supplies	550	555	600
Total Office	1,550	691	875
Pool:			
Maintenance	3,000	4,947	5,000
Propane	3,000	1,448	1,750
Repairs	1,000	130	1,000
Total Pool	7,000	6,525	7,750

	Budget 2009-2010	Actuals as of 3/31/10	Draft Budget 2010-2011
Professional Fees:			
Accounting	3,000	2,480	2,500
Audit Fees	5,000		5,000
Legal Fees	500	<u>2,904</u>	<u>10,000</u>
Total Professional Fees	8,500	5,384	17,500
Utilities:			
Contracted Services			
Cable TV	650	1,019	1,000
Garbage	4,500	4,262	4,500
Telephone	400	<u>193</u>	<u>200</u>
Total Contract Services	5,550	5,474	5,700
LC Reclamation			
Lago Drive 171095 Excess	8,000	10,733	10,000
Lago Drive Water	500	360	500
Lago Drive Sewer	1,500	<u>0</u>	<u>0</u>
Total LC Reclamation	10,000	11,093	10,500
PUD:			
Guard House	250	232	250
Community Center	1,200	1,014	1,200
Pool/Laundry	1,000	<u>1,183</u>	<u>1,200</u>
Total PUD	2,450	2,429	2,650
Total Utilities	18,000	18,996	19,850
TOTAL EXPENSES	57,600	58,946	68,875
NET ORDINARY INCOME	26,900	24,753	15,825
Other Income/Expense			
Other Income:			
Social Events/Recreation		657	650
Ice Machine/Recycling		91	100
Interest Income	500	1,045	1100
Other Misc-Yard Sale	50	<u>1,081</u>	<u>0</u>
Total Other Income	550	2,874	1,850
Other Expense:			
Social Events/Recreation	400	617	650
Other Expense:	50	40	100
Total Other Expense	450	657	750
Net Other Income/Expense	100	<u>2,217</u>	<u>1,100</u>
NET INCOME	27,000	26,970	16,925

RESERVE SUMMARY

Reserves as of 3/31/10:

General Operations	42,353	
Pool	20,000	Larsen Pool Bid - \$22,000
Stairwell to Pool	3,000	
Other	86	
Sub-total	65,439	

Transfer from Checking-4/30/10	20,000
Total Reserves available -5/1/10	85,439

2011 Projects/Transfers Out of Reserve Funds

As recommended by VDL Board of Directors

Stairwell to Pool	2,000	
Funds transfer to Pool - 5th year	5,000	
Speed Bumps	2,500	12,500

As recommended by Associated Reserve Report of 12/3/08 For FY 2009 - 2011

Metal Fence/Rail - Repaint	4,840	
Building Exteriors - Repaint	6,195	
Concrete Repair/Replace	1,591	
Asphalt Seal/Repair	18,900	
Clubhouse flooring - Replace	7,210	
Clubhouse Furniture - Replace	4,120	
Interior Surfaces- Repaint	4,697	47,553

Total Proposed Projects funded by Reserves	60,053
--	--------