

BRIDGEWATER AT LAKE PICKETT BUDGET

for Fiscal Year 2011

January 1, 2011 through December 31, 2011

GL#	ACCOUNT NAME	2011 BUDGET
	INCOME	
4010	Assessment Income	\$188,556.00
4065	Interest on Delinquency Balance	\$0.00
4121	Bridgewater Station LLC	\$10,500.00
4130	Legal Fees Reimbursement	\$0.00
4155	Pool Keys	\$0.00
4180	Interest on Operating Account	\$0.00
4182	Interest on Operating CD	\$0.00
4195	Interest on Reserves	\$0.00
4196	Allocated Reserve Interest	\$0.00
4199	Miscellaneous Income	\$0.00
	TOTAL INCOME	\$199,056.00
	EXPENSES	
	GENERAL & ADMINISTRATIVE	
6010	Management Fees	\$26,000.00
6020	Accounting Fees/Tax Prep	\$1,880.00
6040	Legal	\$15,000.00
6070	Payment Coupons	\$200.00
6090	Postage	\$2,000.00
6100	Insurance - Liability	\$8,000.00
6110	Insurance - D&O	\$1,700.00
6150	Office Supplies	\$500.00
6160	Telephone	\$150.00
6170	Copying and Printing	\$3,000.00
6180	Website	\$500.00
6220	Corporate Annual Report	\$250.00
6230	Taxes	\$0.00
6240	Bad Debt	\$17,526.00
6250	Homeowner/Community Relations	\$1,000.00
6280	Storage	\$650.00
6299	Miscellaneous Administrative	\$1,000.00
	TOTAL GENERAL & ADMINISTRATIVE	\$79,356.00
	GROUNDS MAINTENANCE	
6510	Landscape Maintenance	\$28,000.00
6540	Annuals	\$4,000.00
6550	Mulch	\$4,500.00
6570	Tree Trimming / Removal	\$1,000.00
6610	Irrigation - Repairs & Maint	\$1,500.00
6630	Lakes / Ponds / Water Maint	\$3,240.00
6645	Backflow Testing	\$150.00
6650	Fountain Repairs/Service	\$1,000.00
6670	Signage - Repair & Maint	\$800.00
6710	Lighting - Repairs	\$1,500.00
6755	Holiday Decorations	\$300.00
6799	Misc Grounds Expense	\$900.00
	TOTAL GROUNDS	\$46,890.00
	RECREATIONAL EXPENSE	
7210	Pools Cleaning (2)	\$10,200.00
7220	Pool Equipment Repair	\$1,100.00
7230	Pool Permits/Signage/Misc	\$500.00
7250	Pool - Fence Repair	\$800.00
7260	Lock & Key	\$300.00
7300	Cabana Cleaning & Supplies(2)	\$10,500.00
7310	Cabana Plumbing Repairs	\$250.00
7370	Park Equipment	\$1,000.00
7375	Exercise Equipment Maintenance	\$1,200.00
7395	Pressure Washing	\$1,500.00
7399	Misc Recreational Exp	\$1,800.00
	TOTAL RECREATIONAL EXPENSE	\$29,150.00
	SECURITY	
7415	Police Patrol	\$12,000.00
7425	Security Equipment	\$2,000.00
	TOTAL SECURITY	\$14,000.00
	UTILITIES	
7805	Cable TV Clubhouse	\$310.00
7810	Electricity - Common Areas	\$9,500.00
7870	Water/Sewer Bill	\$3,000.00

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for Fiscal Year 2011
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GL#	ACCOUNT NAME	
	INCOME	2011 BUDGET
	TOTAL UTILITIES	\$12,810.00
	TRACT A & I MAINTENANCE	
7910	Landscape Maint	\$7,800.00
7920	Pond Water Maint	\$0.00
7930	Fountain Maintenance	\$300.00
7940	Plant Replacement Tract A & I	\$2,000.00
7950	Mulch Tract A & I	\$2,000.00
	TOTAL TRACT A & I MAINTENANCE	\$12,100.00
	RESERVES	
8010	Reserves - General	\$500.00
8020	Reserves-Cabana Painting	\$100.00
8030	Reserves - Resurface Pools (2)	\$250.00
8040	Reserves - Cabana Roofs (2)	\$250.00
8050	Reserves - Pkg Lot Seal/Paint	\$250.00
8055	Reserves - Parking Lot Paving	\$500.00
8060	Reserves - Basketball Ct Maint	\$200.00
8070	Reserves - Landscape Replace	\$200.00
8075	Reserves - Pool Equipment	\$500.00
8080	Reserves - Pool Furniture	\$250.00
8090	Reserves - Fountain & Ftn Pump	\$250.00
8100	Reserves - Exercise Equipt	\$250.00
8110	Reserves - Pressure Washing	\$500.00
8120	Reserves - Fence Repair/Repl	\$250.00
8130	Reserves - Sign/Wall Repairs	\$500.00
	TOTAL RESERVES	\$4,750.00
	TOTAL EXPENSES	\$199,056.00
	INCOME/(LOSS)	\$0.00