

**Circle C Homeowners Association
2008 Income & Expense Statement**

INCOME:

Homeowner Income	
Homeowners dues	\$1,895,154.10
Resale certificate income	\$49,700.00
Transfer fee income	\$70,260.00
Late fees collected	\$10,390.79
Lien admin fee income	\$1,850.00
<u>Fling fee income</u>	<u>\$1,448.00</u>
Homeowner Income Total	\$2,028,802.89
Architectural review income	\$31,465.00
Rental income	
Office rent	\$3,030.00
<u>Grill rent</u>	<u>\$8,111.26</u>
Rental income total	\$11,141.26
Swim Center Income	
Pool Programs	\$77,341.43
Pool Retail Merchandise	\$527.04
<u>Guest Fees/Facility Rentals</u>	<u>\$18,324.00</u>
Swim Center Income Total	\$96,193.05
Other Owner Landscape Reimbursements	
Stratus Landscape Reimb	\$97,000.00
<u>COA Landscape Reimb</u>	<u>\$35,200.00</u>
Total Other Owner L/S Reimb	\$132,200.00
Interest Income	\$20,393.91
Total Income	\$2,320,196.11

EXPENSES:

Commons Areas Services	
Landscape Maintenance Contract	\$649,399.26
2007 Land Additions	\$12,254.80
Landscape Repairs	\$34,359.06
Landscape Supplies	\$12,971.38
Landscape Utilities – Water	\$160,849.46
Landscape Utilities - Electric	\$30,779.36
Fence Repairs & Maint	\$5,928.00
<u>Electrical Repairs & Maint</u>	<u>\$26,915.00</u>
Total Commons Area Services	\$933,456.32

Swim Center Compound	
Swim - Water Utilities	\$17,896.23
Swim - Gas Utilities	\$22,369.98
Swim - Electric Utilities	\$28,568.96
Swim - Telephone Utilities	\$2,746.17
Swim - Contract Repair/Maint	\$20,412.47
Swim -Non-Contract Irrig & L/S	\$2,905.50
Swim - Bldg Maintenance	\$16,289.95
Swim – Pool Maintenance	\$6,761.20
Swim – Supplies	\$57,207.22
Swim - Retail Merchandise	\$0.00
Swim - Special Events	\$0.00
Swim - Staff Salaries	\$171,649.06
Swim – Program Salaries	\$23,224.77
Swim – Program Expense	\$8,766.18
Swim Payroll Taxes	\$15,896.27
Swim – Miscellaneous	\$505.00
Swim Cash Over (Short)	<u>\$(1.00)</u>
Swim Center Compound Total	\$395,197.96
Architectural Review	\$16,375.00
Financial Management	
Financial Management Services	\$79,816.54
Resale Certificate Expense	\$7,318.44
Lien Filing Fees	\$1,220.00
Bank Charges	\$2,755.32
Cpa/Audit	<u>\$5,400.00</u>
Total Financial Management	\$96,510.30
Legal	\$8,416.12
Taxes	
Taxes – Property	\$3,574.04
Taxes – Income	<u>\$15,142.00</u>
Total Taxes	\$18,716.04
Insurance	
Gen'l, Property, B&M, Auto & Umbrella	\$39,336.60
Insurance - D & O	\$1,560.00
Insurance - Workers Comp	<u>\$14,901.88</u>
Total Insurance	\$55,798.48
Neighborhood Operations	
Deed Restrictions	\$1,648.00
Printing	\$3,585.49
Web Operations	\$3,866.39
Community Events	\$8,232.12

Holiday Lighting	\$10,000.00
Postage/Delivery	\$12,350.81
Neighborhood Directory	\$6,961.16
Office Equipment & Furniture	\$(1,263.89)
Office Repairs & Maint	\$3,264.66
Office Supplies	\$2,913.34
Utilities - Telephone	\$2,532.51
Neighborhood Maint/Repairs	\$17,183.27
Parking Lot Maint & Dumpsters	\$11,361.13
Homeowner Meetings	\$4,875.82
Awards	\$801.86
<u>Operational Expenses – Misc</u>	<u>\$1,556.52</u>
Total Neighborhood Operations	\$89,869.49
Management Staff	
Operations Salaries	\$141,029.53
Payroll Taxes – Management	\$11,605.36
Insurance – Health	\$6,464.56
<u>Staff Education & Skills Enhan</u>	<u>\$2,693.92</u>
Total Management Staff	\$161,793.37
Community Enhancement	
Donations	\$50.00
Consulting	\$2,009.85
<u>Association Memberships</u>	<u>\$1,495.35</u>
Total Community Enhancement	\$3,555.20
Capital Budget	
Landscape – Escarpment/Slaughter	\$16,000.00
Landscape – Circle C West P.O.	\$12,000.00
Landscape – Long Term Turf	\$23,661.00
Swim Center & Café Roof	\$30,258.25
Swim Center Volleyball Court	\$7,370.87
Swim Center Fence & Entrance	\$11,334.17
Swim Center Furniture	\$21,195.24
Swim Center Shade	\$12,563.93
Playscape Phase II	\$0.00
Escarpment Fence	\$85,000.00
Swim Center Security System	\$10,543.75
Swim Center ADA Chair Lift	\$4,814.84
West Pool Expense	\$12,487.50
Landscape - Escarpment Beds	\$6000.00
2007 Carryover Pool Renovation	\$10,340.00
2007 Carryover Swim Center Office Renovation	\$1,933.00
2007 Carryover Wildflower Park Playscape	\$51,443.50
<u>2007 Carryover Baby Pool</u>	<u>\$20,768.12</u>
Total Capital Budget	\$252,715.11
Total Expenses	\$2,032,403.39