

2012 Final Budget

POA Income & Expenses	2010 Actual	2011 Budget	2011 Actual Thru December	% Actual to Budget with 100.0% of Year Complete	2012 Budget
Point Aquarius Property Owners Association					
Income					
POA Assessments					
2011 Assessments (870 Lots x \$820)	636,153	808,520	722,742	89.4%	713,400
Discounts allowed (770 Lots x \$120)		-105,840	-92,400	87.3%	-92,400
Unpaid Assessments (104 Lots x \$820)		-85,280		0.0%	
Prior Year Assessments	45,760	30,000	20,516	68.4%	20,000
Storage Area (134 Lots x \$200)	22,139	26,800	23,598	88.1%	26,800
Total POA Assessments	\$704,052	\$674,200	\$674,456	100.0%	\$667,800
POA Other Income					
ACC Building Site Fines		0	2,500		0
Administration Fees	1,800	1,800	1,800	100.0%	1,800
Building Fees (\$2000 X 15 Lots)	28,000	20,000	28,000	140.0%	30,000
Community Center Rental Fees (40 X \$150)	6,450	6,000	5,100	85.0%	6,000
Deed Restriction Fines	3,759	4,000	2,350	58.8%	2,000
Entrance Gate Cards	3,101	2,500	2,167	86.7%	2,500
Insurance Claims	3,696				
Interest POA	2,349	2,000	1,977	98.9%	2,500
Other Income	507	400	844	211.0%	500
Quarterly Late Fees	43,750	35,000	17,082	48.8%	20,000
Transfer Fees (\$150/lot x 65 lots)	11,000	9,750	9,600	98.5%	9,750
Write Off of Refundable Deposit			5,000		
Total POA Other Income	104,412	81,450	76,420	93.8%	75,050
Total POA Income	\$808,464	\$755,650	\$750,876	99.4%	\$742,850
Expenses					
Maintenance					
Personnel					
Mileage Reimbursement	1,430	1,100	1,602	145.6%	1,400
Payroll Expense Reimbursement	38,118	34,700	38,123	109.9%	38,000
Workman Comp, Suta, Futa	4,402	4,200	3,925	93.5%	4,200
Total Personnel	\$43,950	\$40,000	\$43,650	109.1%	\$43,600
Grounds & Landscaping					
Beautification Committee					6,000
Dry Storage Area		2,500		0.0%	
Equipment Repair	506	700	1,014	144.9%	1,000

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Fuel	531	500	659	131.8%	700
Grounds Maintenance/Landscaping	15,866	12,000	26,371	219.8%	10,000
Maintenance Barn		2,500		0.0%	0
Mowing Contract \$47,630 contract plus ad hoc mowing	48,934	54,060	49,829	92.2%	54,060
Reserve A		1,000		0.0%	0
Section One Pond Project		15,000		0.0%	15,000
Signs	1,485	250	423	169.2%	500
Tennis Courts	165	500		0.0%	500
Tree Removal					25,000
Total Grounds & Landscaping	\$67,487	\$89,010	\$78,296	88.0%	\$112,760
Building Maintenance & Repair					
Building Repair	1,420	7,500	8,400	112.0%	2,500
Community Center Cleaning	6,225	6,500	5,482	84.3%	6,000
Total Building Maintenance & Repair	\$7,645	\$14,000	\$13,882	99.2%	\$8,500
Swimming Pools Maintenance					
Pool Repair	632	1,000	2,461	246.1%	2,000
Weekly Maintenance	2,882	4,500	2,810	62.4%	4,000
Total Swimming Pool Maintenance	\$3,514	\$5,500	\$5,271	95.8%	\$6,000
Gate Maintenance & Repair					
Computer Maintenance	398	750	912	121.6%	
Gate Cards Purchases		2,000	2,400	120.0%	0
Gate Repair	965	1,000	255	25.5%	1,000
Total Gate Maintenance & Repair	\$1,363	\$3,750	\$3,567	95.1%	\$1,000
Roads					
Repairs Streets	265,139	265,845	362,838	136.5%	250,000
Total Roads	\$265,139	\$265,845	\$362,838	136.5%	\$250,000
Total Maintenance	\$389,098	\$418,105	\$507,504	121.4%	\$421,860
Operations & Administration Management					
Contract Hours	950	1,400	213	15.2%	500

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Management Fees	51,600	51,600	51,600	100.0%	51,600
Total Management	\$52,550	\$53,000	\$51,813	97.8%	\$52,100
Security					
Contract Constables	12,330	12,000	11,880	99.0%	12,000
Contract Guards (8,760 Hours x \$11.90/Hour)	110,623	104,244	113,607	109.0%	104,244
Security Equipment and Maintenance	1,130	6,000		0.0%	11,000
Total Security	\$124,083	\$122,244	\$125,487	102.7%	\$127,244
Insurance	\$42,170	\$60,000	\$34,666	57.8%	\$40,000
Taxes					
Income Tax	-2,728	5,000	-5,000	-100.0%	5,000
Property	1,315	1,800	1,319	73.3%	1,800
Total Taxes	-\$1,413	\$6,800	-\$3,681	-54.1%	\$6,800
Office					
Communications/Website Service	260	500	1,634	326.8%	1,500
Office Furniture & Equipment		5,000		0.0%	1,500
Postage & Supplies	7,443	12,000	9,013	75.1%	10,000
Total Office	\$7,703	\$17,500	\$10,647	60.8%	\$13,000
Utilities					
Community Center Utilities	3,069	4,000	3,737	93.4%	4,000
Electric	12,478	13,000	13,576	104.4%	14,000
Garbage	1,633	2,000	2,189	109.5%	2,400
Internet Service	4,915	4,500	5,162	114.7%	5,500
Telephone	5,800	5,000	5,072	101.4%	5,000
Utilities - Other	137				
Water/Sewer	5,877	6,000	6,652	110.9%	7,500
Total Utilities	\$33,909	\$34,500	\$36,388	105.5%	\$38,400
Total Operations & Administration	\$259,002	\$294,044	\$255,320	86.8%	\$277,544
Other Expenses					

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Professional Fees: Legal & Accounting					
Accounting	5,425	5,500	5,583	101.5%	5,500
Legal	4,606	12,500	9,997	80.0%	12,500
Total Professional Fees: Legal & Accounting	\$10,031	\$18,000	\$15,580	86.6%	\$18,000
Other Fees					
Collection Fees	1,592	7,000	3,766	53.8%	5,000
Fees, Bank & Recording	560	1,000	35	3.5%	500
Lawsuit Settlement	79	0	750		0
Off Budget Improvements	41,359				
Other Expenses	255				
Total Other Expenses	\$43,845	\$8,000	\$4,551	56.9%	\$5,500
Total POA Expenses	\$701,976	\$738,149	\$782,955	106.1%	\$722,904
Summary					
POA Income	\$808,464	\$755,650	\$750,876	99.4%	\$742,850
POA Expenses	\$701,976	\$738,149	\$782,955	106.1%	\$722,904
Difference	\$106,488	\$17,501	-\$32,079		\$19,946

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SECTION 5 AMENITIES					
Income					
Section 5 Amenities Income					
Section 5 Commons Fees \$20 x 68 lots	1,320	1,360	1,318	96.9%	1,360
Section 5 Gate Fees \$40 x 49 Lots	2,005	1,960	1,945	99.2%	1,960
Section 5 Marina Fees (\$200 x 20)	3,837	5,000	4,000	80.0%	4,000
Section 5 Marina Slip Sales		2,500	1,000	40.0%	1,000
Section 5 Interest Income	35	50	40	80.0%	50
Total Section 5 Marina Income	\$7,197	\$10,870	\$8,303	76.4%	\$8,370
Expenses					
Section 5 Marina Expenses					
Section 5 Marina Administration Fee	100	100	100	100.0%	100
Section 5 Marina Insurance	1,622	2,865	2,968	103.6%	3,000
Section 5 Marina Repairs	1,852	500	329	65.8%	500
Section 5 Marina SJRA	1,545	1,545	1,546	100.1%	1,425
Section 5 Marina Utilities	64	250	38	15.2%	250
Total Section 5 Marina Expenses	\$5,183	\$5,260	\$4,981	94.7%	5,275
Section 5 Commons Expenses					
Section 5 Commons Administration Fee	100	100	100	100.0%	100
Section 5 Commons Spillway Repairs	4,127	8,000		0.0%	0
Total Section 5 Commons Expenses	4,227	8,100	100	1.2%	100
Section 5 Gate Expenses					
Section 5 Administration Fee	100	100	100	100.0%	100
Section 5 Gate Insurance	186	200		0.0%	200
Section 5 Gate Repairs	381	2,000	1,755	87.8%	2,000
Section 5 Gate Utilities	332	300	311	103.7%	350
Total Section 5 Gate Expenses	\$999	\$2,600	\$2,166	83.3%	2,650
Total Section 5 Amenities Expenses	\$10,409	\$15,960	\$7,247	45.4%	\$8,025
Summary					
Section 5 Amenities Income	\$7,197	\$10,870	\$8,303	76.4%	\$8,370
Section 5 Amenities Expense	\$10,409	\$15,960	\$7,247	45.4%	\$8,025
Difference	-\$3,212	-\$5,090	\$1,056		\$345

