

## Barbados at Carrick Bend Circle 2019 Budget Worksheet

	2018 Approved Budget	Estimated Total Through 2018					2019 Approved Budget				
		Bar 4	Bar 5	Bar 6	Bar 7	TOTAL	Bar 4	Bar 5	Bar 6	Bar 7	TOTAL
		18	26	26	22	92	18	26	26	22	92
<b>INCOME</b>											
4000 - Maintenance/Reserve Fees	\$ 290,755	55,059	80,050	84,830	70,815	290,755	52,267	77,089	77,590	65,236	272,182
4050 - Master Association Fees	\$ 267,366	52,941	76,470	73,250	64,705	267,366	52,280	75,515	75,515	63,898	267,208
4060 - Working Capital Fees	\$ -			700		700	0	0	0	0	0
4075 - Rental Application Fees	\$ -	200	100	800	400	1,500	0	0	0	0	0
4080 - Sales Application Fee Income	\$ -	100	100	100	100	400	0	0	0	0	0
4099 - Late Fees	\$ -	-149	-183	-239	-149	-720	0	0	0	0	0
<b>Total INCOME</b>	<b>\$ 558,120</b>	108,151	156,537	159,441	135,871	560,000	104,547	152,604	153,106	129,133	539,390
<b>ADMINISTRATIVE</b>											
6005 - Legal Fees	\$ 750	0	0	0		0	147	212	212	179	750
6007 - Division Filing Fees	\$ 450	90	122	122	106	440	86	124	124	105	440
6009 - Auditing/Accounting Fees	\$ 280	44	64	64	53	225	68	99	99	84	350
6011 - Office Expense	\$ 2,100	400	500	475	450	1,825	411	593	593	502	2,100
6013 - Website Expense	\$ 285	98	141	141	120	500	56	81	81	68	285
6015 - Insurance	\$ 55,000	10,628	15,407	15,407	13,031	54,473	11,196	16,172	16,172	13,684	57,225
6017 - Flood Insurance	\$ 31,286	8,304	11,652	11,162	8,685	39,803	8,217	11,870	11,870	10,043	42,000
<b>Total ADMINISTRATIVE</b>	<b>\$ 90,151</b>	19,564	27,886	27,371	22,445	97,266	20,182	29,151	29,151	24,666	103,150
<b>MAINTENANCE</b>											
6201 - General Maintenance	\$ 34,780	3,000	5,000	5,000	4,000	17,000	4,891	7,065	7,065	5,978	25,000
6202 - Fire Mgt System	\$ 10,000	1,500	1,500	2,500	1,500	7,000	1,957	2,826	2,826	2,391	10,000
6203 - Fire Alarm / Exting Service	\$ 5,100	660	660	1,000	1,000	3,320	978	1,413	1,413	1,196	5,000
6204 - Termite Warranty	\$ 2,550	500	700	720	610	2,530	499	721	721	610	2,550
6205 - Janitorial - Contract	\$ 4,450	900	1,000	1,100	950	3,950	880	1,272	1,272	1,076	4,500
6206 - Roof Cleaning - Contract	\$ 6,325	1,200	1,800	1,800	1,525	6,325	0	0	0	0	0
6207 - Roof Check	\$ 4,970	900	1,000	1,000	1,000	3,900	0	0	0	0	0
6208 - Sidwalk and Steps	\$ 2,110	0	0	0	0	0	489	707	707	598	2,500
<b>Total MAINTENANCE</b>	<b>\$ 70,285</b>	8,660	11,660	13,120	10,585	44,025	9,695	14,003	14,003	11,849	49,550

Barbados at Carrick Bend Circle  
 2019 Budget Worksheet

	2018 Approved Budget	Bar 4	Bar 5	Bar 6	Bar 7	TOTAL	Bar 4	Bar 5	Bar 6	Bar 7	TOTAL
<b>UTILITIES</b>											
6601 - Electric	\$ 3,930	700	1,000	1,000	900	2,900	728	1,040	1,040	936	3,744
6605 - Water/Sewer	\$ 67,194	13,000	21,000	20,000	17,500	71,500	13,455	21,735	20,700	18,113	74,003
<b>Total UTILITIES</b>	<b>\$ 71,124</b>	<b>13,700</b>	<b>22,000</b>	<b>21,000</b>	<b>18,400</b>	<b>74,400</b>	<b>14,183</b>	<b>22,775</b>	<b>21,740</b>	<b>19,049</b>	<b>77,747</b>
	\$ 231,559	41,924	61,546	61,491	51,430	215,691	44,059	65,929	64,894	55,564	230,447
9001 - Master Association	\$ 270,586	52,941	76,470	76,470	64,705	270,586	52,280	75,515	75,515	63,898	267,208
9005 - Transfer to Reserve	\$ 55,975	11,644	14,427	16,788	13,116	55,975	8,208	11,160	12,696	9,672	41,735
	\$ 326,561	64,585	90,897	93,258	77,821	326,561	60,487	86,675	88,211	73,569	308,943
	-	1,642	4,094	4,692	6,620	17,749	-	-	-	-	-
<b>2019 Annual Maintenance Fees</b>							<b>5808</b>	<b>5869</b>	<b>5889</b>	<b>5870</b>	
<b>2019 Quarterly Maintenance Fees</b>							<b>1452</b>	<b>1467</b>	<b>1472</b>	<b>1467</b>	
<b>2018 Annual Maintenance Fees</b>							<b>6000</b>	<b>6020</b>	<b>6080</b>	<b>6160</b>	
<b>2018 Quarterly Maintenance Fees</b>							<b>1500</b>	<b>1505</b>	<b>1520</b>	<b>1540</b>	
<b>Change from 2018 to 2019</b>											
<b>Annual Maintenance Fees</b>							<b>-192</b>	<b>-151</b>	<b>-191</b>	<b>-290</b>	
<b>Quarterly Maintenance Fees</b>							<b>-48</b>	<b>-38</b>	<b>-48</b>	<b>-73</b>	

Barbados at Carrick Bend Circle  
 2019 Budget Worksheet

<b>BARBADOS AT CARRICK BEND CIRCLE 4 2019 RESERVE SCHEDULE</b>										
Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/18	Oct 2018 Funding	Est. Expenses	Trx.	Est. 12/31/18 Balance	Amount Yet to be Funded	2019 Approved Funding Requirement
Paint Reserve	7	1	14,355	13,882	472			14,355	-	-
Roof Reserve	30	11	140,000	54,648	1,687			56,335	83,665	7,606
Fire Equipment	10	5	6,500	2,740	752			3,492	3,008	602
Unallocated Interest				1,112						
Total			160,855	72,382	2,911	-	-	74,181	86,673	8,208

<b>BARBADOS AT CARRICK BEND CIRCLE 5 2019 RESERVE SCHEDULE</b>										
Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/18	Oct 2018 Funding	Est. Expenses	Trx.	Est. 12/31/18 Balance	Amount Yet to be Funded	2019 Approved Funding Requirement
Paint Reserve	7	1	22,409	21,785	624			22,409	-	-
Roof Reserve	30	11	220,000	100,785	2,318			103,102	116,898	10,627
Fire Equipment	10	5	6,500	3,171	666			3,837	2,663	533
Unallocated Interest				1,729						
Total			248,909	127,471	3,607	-	-	129,348	119,561	11,160

Barbados at Carrick Bend Circle  
 2019 Budget Worksheet

<b>BARBADOS AT CARRICK BEND CIRCLE 6 2019 RESERVE SCHEDULE</b>										
Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/18	Oct 2018 Funding	Est. Expenses	Trx.	Est. 12/31/18 Balance	Amount Yet to be Funded	2019 Approved Funding Requirement
Paint Reserve	7	1	21,160	20,408	753			21,160	-	-
Roof Reserve	30	11	220,000	93,356	2,570			95,925	124,075	11,280
Fire Equipment	10	5	10,000	2,043	875			2,918	7,082	1,416
Unallocated Interest				1,635						
Total			251,160	117,441	4,197	-	-	120,003	131,157	12,696

<b>BARBADOS AT CARRICK BEND CIRCLE 7 2019 RESERVE SCHEDULE</b>										
Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/18	Oct 2018 Funding	Est. Expenses	Trx.	Est. 12/31/18 Balance	Amount Yet to be Funded	2019 Approved Funding Requirement
Paint Reserve	7	1	19,544	18,919	625			19,544	-	-
Roof Reserve	30	11	179,000	86,735	1,780			88,514	90,486	8,226
Fire Equipment	10	5	10,000	1,896	875			2,771	7,229	1,446
Unallocated Interest				1,434						
Total			208,544	108,984	3,279	-	-	110,829	97,715	9,672