

**Quiet Water Homeowners Association  
Proposed Consolidated Budget 2021-2022**

Line #	Account Name	2020-21 Budget	2021-22 Proposed
<b>Income</b>			
1	General Beginning Balance	0.00	0.00
2	General Reserve Carry Over	76,530.00	76,284.00
3	LCA I Beginning Balance	21,900.00	27,282.00
4	LCA II Beginning Balance	15,000.00	18,260.00
5	LCA III+ Beginning Balance	6,220.00	6,030.00
6	LCA III+ Carport Carryover	-220.00	898.00
7	LCA IV Beginning Balance	6,150.00	7,846.00
8	Riparian Beginning Balance	1,600.00	899.00
<b>Total Carry-Over</b>		<b>\$127,180.00</b>	<b>\$137,499.00</b>
10	Transfer from General Reserve to GF	0.00	0.00
11	Transfer from General Fund to Reserve	3,420.00	7,235.00
12	Transfer from Riparian	0.00	0.00
13	Transfer from General Reserve to Riparian	2,000.00	2,500.00
<b>Total Inter-Fund Transfers</b>		<b>\$5,420.00</b>	<b>\$9,735.00</b>
15	Interest Income	1,300.00	900.00
18	Late Fees	0	50.00
16	General Operating Assessments	55,880.00	56,100.00
17	LCA I Assessment	5,800.00	5,800.00
18	LCA II Assessment	3,600.00	3,600.00
19	LCA III+ Assessment	120.00	120.00
20	LCA III+ Carport Assessment	1,120.00	1,120.00
21	LCA IV Assessment	1,776.00	1,776.00
<b>Total Current Income</b>		<b>\$69,596.00</b>	<b>\$69,466.00</b>
<b>Total Carry-Over and Income</b>		<b>\$196,776.00</b>	<b>\$206,965.00</b>
<b>Expenses</b>			
25	Pool/Spa Electricity	1,000.00	700.00
26	Pool/Spa License	750.00	0.00
27	Pool/Spa Liquid Petroleum	1,000.00	0.00
28	Pool/Spa Water and Sewer	1,300.00	1,300.00
29	Pool/Spa Telephone	200.00	10.00
30	Pool/Spa Supplies	1,000.00	300.00
31	Pool/Spa Maintenance/Training	1,500.00	500.00
32	Pool/Spa Contract	3,600.00	0.00
33	Tennis Court & Basketball Maintenance	200.00	100.00
<b>Recreational Area Operations</b>		<b>\$10,550.00</b>	<b>\$2,910.00</b> Pool closure
35	Contingency	500.00	250.00
36	Property & Liability Insurance	2,250.00	2,350.00
37	Annual Meeting Expense	200.00	200.00
38	Dues, Fees, and Subscriptions	60.00	60.00
39	Bookkeeping Services	5,400.00	5,400.00
40	Management Contract	9,000.00	9,000.00
41	Professional Services	200.00	400.00 legal
42	Federal Income Taxes	400.00	420.00
43	Transfer to General Reserve	3,420.00	7,235.00
<b>Administrative Expenses</b>		<b>\$21,430.00</b>	<b>\$25,315.00</b>

Line #	Account Name	2020-21 Budget	2021-22 Proposed	
45	Copy and Duplication	200.00	200.00	
46	Postage	300.00	300.00	
47	Office Supplies	200.00	150.00	
48	Software and Maintenance	400.00	420.00	
	<b>Office Expense</b>	<b>\$1,100.00</b>	<b>\$1,070.00</b>	
50	General Work for Credit	1,000.00	100.00	
51	Equipment Maintenance	300.00	500.00	
52	Equipment Replacement	250.00	230.00	
53	Garbage Disposal	10,000.00	11,000.00	Debris Removal
54	General Fuel and Oil	100.00	125.00	
55	Grounds Supplies and Rentals	1,000.00	1,000.00	
56	Storm damage tree removal	500.00	1,000.00	Aging alders
57	Small Equipment Purchase	200.00	200.00	
58	Grounds Maintenance Contract	9,750.00	11,200.00	Increase \$50/mowing
59	Landscaping General	1,000.00	2,300.00	boat rack, rail, bridge
	<b>Common Area Operations</b>	<b>\$24,100.00</b>	<b>\$27,655.00</b>	
61	Restoration Permitting	0.00	2,000.00	
62	Plants and Trees	0	450.00	
63	Materials and Supplies	0	450.00	
65	Riparian Wages/Work Credit	2,500.00	500.00	reduced usage
	<b>Riparian Area Operations</b>	<b>\$2,500.00</b>	<b>\$3,400.00</b>	
67	LCA 1 Electricity	450.00	450.00	
68	LCA I Maintenance	500.00	500.00	
69	LCA I Repair/Replace	900.00	2,000.00	asphalt path repair
70	LCA II Electricity	400.00	350.00	
71	LCA II Maintenance	250.00	500.00	
72	LCA II Repair/Replace	500.00	2,700.00	asphalt path repair
73	LCA III Electricity	300.00	350.00	
74	LCA III Maintenance	100.00	300.00	asphalt path repair
75	LCA III Paving	200.00	0.00	
76	LCA III+ Carport Expense	100.00	1,500.00	roof repair
77	LCA IV Electricity	80.00	80.00	
78	LCA IV Maintenance	100.00	100.00	
79	LCA IV Repair/Replace	100.00	4,500.00	concrete but LCA IV choice
	<b>Total LCA Expenses</b>	<b>\$3,980.00</b>	<b>\$13,330.00</b>	
81	Pool/Spa Major Repair/Replace	5,000.00	5,300.00	enclosure, roof, spa cover
82	Tennis Court Major Rep/Replace	0.00	0.00	
83	Major Grounds Equipment	0.00	2,700.00	possibly replace tractor
85	River Path Repair	500.00	10,500.00	maintenance \$700 repair \$9800
86	Transfer to Riparian Restoration	0	2,500.00	
	<b>Total Reserve Transfers/Expenses</b>	<b>\$5,500.00</b>	<b>\$21,000.00</b>	
	<b>Total Expenses</b>	<b>\$69,160.00</b>	<b>\$94,680.00</b>	
	Difference Carry-over + Income vs. Expenses	127,616.00	112,285.00	