

Quiet Water Homeowners Association - Yachats OR
Consolidated Budget 2019-2020

Account #	Account Name	2018-19 Budget	2019-20 Proposed
Income			
4.0.000	General Beginning Balance	0.00	0.00
4.0.100	General Reserve Carry Over	90,237.00	73,866.00
4.1.000	LCA I Beginning Balance	12,417.40	17,000.00
4.2.000	LCA II Beginning Balance	11,324.00	12,600.00
4.3.000	LCA III+ Beginning Balance	6,448.00	6,250.00
4.3.010	LCA III+ Carport Carryover	-1,842.00	-1,183.00
4.4.000	LCA IV Beginning Balance	3,732.00	4,918.00
4.6.000	Riparian Beginning Balance	4,054.00	3,031.00
	Total Carry-Over	\$126,370.40	116,482.00
4.0.002	Interest Income	1,308.00	1,300.00
4.0.004	General Operating Assessments	50,400.00	50,400.00
4.0.101	Transfer from Operations	1,898.00	TBD
4.1.001	LCA I Assessment	5,400.00	5,800.00
4.2.001	LCA II Assessment	3,180.00	3,600.00
4.3.001	LCA III+ Assessment	120.00	120.00
4.3.011	LCA III+ Carport Assessment	1,080.00	1,120.00
4.4.001	LCA IV Assessment	1,536.00	1,776.00
	Total Current Income	\$64,914.00	64,116.00
	Total Income	\$191,284.40	180,598.00
Expenses			
5.1.501	Pool/Spa Electricity	1,000.00	1,000.00
5.1.502	Pool/Spa License	720.00	725.00
5.1.503	Pool/Spa Liquid Petroleum	1,000.00	1,000.00
5.1.504	Pool/Spa Water and Sewer	1,200.00	1,300.00
5.1.505	Pool/Spa Telephone	200.00	200.00
5.1.506	Pool/Spa Supplies	1,100.00	1,000.00
5.1.507	Pool/Spa Maintenance	1,000.00	1,000.00
5.1.508	Pool/Spa Contract	3,000.00	3,000.00
5.1.510	Tennis Court & Basketball Maintenance	0.00	200.00
	Recreational Area Operations	\$9,220.00	9,425.00
5.1.000	Contingency	800.00	500.00
5.3.002	Property & Liability Insurance	2,130.00	2,250.00
5.3.003	Annual Meeting Expense	100.00	100.00
5.3.005	Dues, Fees, and Subscriptions	60.00	60.00
5.3.007	Bookkeeping Services	4,800.00	5,400.00
5.3.008	Management Contract	9,000.00	9,000.00
5.3.009	Professional Services	400.00	200.00
5.3.010	Federal Income Taxes	400.00	400.00
5.3.041	Transfer to General Reserve	1,898.00	TBD
	Administrative Expenses	\$19,588.00	17,910.00

5.2.001	Copy and Duplication	200.00	200.00
5.2.002	Postage	300.00	300.00
5.2.003	Office Supplies	200.00	200.00
5.2.005	Software and Maintenance	400.00	400.00
	Office Expense	\$1,100.00	1,100.00
5.1.001	General Work for Credit	500.00	500.00
5.1.002	Equipment Maintenance	300.00	300.00
5.1.003	Equipment Replacement	250.00	250.00
5.1.004	Garbage Disposal	8,200.00	10,000.00
5.1.005	General Fuel and Oil	100.00	100.00
5.1.006	Grounds Supplies and Rentals	1,000.00	1,000.00
5.1.007	Storm damage tree removal	500.00	500.00
5.1.008	Small Equipment Purchase	200.00	200.00
5.1.009	Grounds Maintenance Contract	9,750.00	9,750.00
5.1.011	Landscaping General	1,000.00	1,000.00
	Common Area Operations	\$21,800.00	23,600.00
5.6.004	Riparian Wages/Work Credit	2,000.00	2,500.00
	Riparian Area Operations	\$2,000.00	2,500.00
5.1.101	LCA 1 Electricity	450.00	450.00
5.1.102	LCA I Maintenance	500.00	500.00
5.1.104	LCA I Repair/Replace	250.00	900.00
5.1.201	LCA II Electricity	400.00	400.00
5.1.202	LCA II Maintenance	250.00	250.00
5.1.204	LCA II Repair/Replace	300.00	500.00
5.1.301	LCA III+ Electricity	350.00	300.00
5.1.302	LCA III+ Maintenance	100.00	100.00
5.1.303	LCA III+ Paving	0.00	200.00
5.1.304	LCA III+ Carport Expense	150.00	100.00
5.1.401	LCA IV Electricity	90.00	80.00
5.1.402	LCA IV Maintenance	150.00	100.00
5.1.404	LCA IV Repair/Replace	0.00	100.00
	Total LCA Expenses	\$2,990.00	3,980.00
5.1.509	Pool/Spa Major Repair/Replace	10,000.00	5,000.00
5.1.511	Tennis Court Major Rep/Replace	8,365.00	0.00
5.1.514	River Path Repair	500.00	500.00
	Total Reserve Transfers	\$18,865.00	5,500.00
	Total Expenses	\$75,563.00	64,015.00
Difference		\$115,729.40	116,583.00

	Start + Income*	After Expenses*
General Reserve	73,866.00	68,366.00
LCA I	22,800.00	20,950.00
LCA II	16,200.00	15,050.00
LCA III	6,307.00	5,607.00
LCA IV	6,694.00	6,414.00
Riparian Restoration	3,031.00	531.00

***Will be affected by end of year balances**