

		The Village at Anthem Condominium Council of Co-Owners						2021 Budget								
		210 units			0 Monthly			861.15 Quarterly			0 Semi-Annual			0 Annual		
		January	February	March	April	May	June	July	August	September	October	November	December	TOTAL		
INCOME																
6310	Assessments-Quarterly	180842			180842			180842			180842			723366		
	Other Income	600	0	0	600	0	0	600	0	0	600	0	0	2400		
	Sub-Total	181442	0	0	181442	0	0	181442	0	0	181442	0	0	725766		
	Total Income	181442	0	0	181442	0	0	181442	0	0	181442	0	0	725766		
OPERATING EXPENSES																
General & Administrative																
7010	Management Fees	3195	3195	3195	3195	3195	3195	3195	3195	3195	3195	3195	3195	38340		
7020	Tax Preparation	0	0	500	0	0	0	0	0	0	0	0	0	500		
7160	Legal Fees	250	0	0	250	0	0	250	0	0	250	0	0	1000		
7165	Collection / Lien Fees	100	100	100	100	100	100	100	100	100	100	100	100	1200		
7260	Postage / Mail	50	150	375	50	50	50	50	50	50	50	50	50	1025		
7280	Master Insurance Policy	2700	2700	2700	2700	2700	2700	2700	2700	2700	2700	2700	2700	32400		
7400	Copies / Envelopes	50	150	375	50	50	50	50	50	50	50	50	50	1025		
7420	Property Taxes	0	0	0	0	0	125	0	0	0	0	0	0	125		
7430	Income Tax	0	0	80	0	0	0	0	0	0	0	0	0	80		
7450	Other Taxes, Permits & Fees	0	0	0	0	0	600	0	0	0	0	0	0	600		
7460	Meeting Expenses	777	0	0	0	0	0	0	0	0	0	0	0	777		
7890	Misc. General Administrative	50	50	50	50	50	50	50	50	50	50	50	50	600		
7891	Reserve Study	1000	0	0	0	0	0	0	0	0	0	0	0	1000		
Pool/Water Feature																
8210	Pool Monthly Maintenance	700	700	700	700	700	700	700	700	700	700	700	700	8400		
8215	Pool Supplies	100	0	100	0	100	0	100	0	100	0	100	0	600		
8220	Pool Repairs	200	200	200	200	200	250	250	250	200	200	200	200	2550		
8240	Pool Chemicals/Supplies	125	125	125	150	150	250	250	250	150	125	125	125	1950		
Utilities																
8910	Electricity	3900	3700	3600	3700	3700	3600	3900	3900	3800	3600	3900	3600	44900		
8920	Water & Sewer	25000	28000	28000	28000	30000	30000	32000	32000	32000	28000	29000	28000	350000		
8940	Trash/Refuse	1455	1455	1455	1455	1455	1455	1455	1455	1455	1455	1455	1455	17460		
8950	Gas	685	685	685	685	685	685	685	685	685	685	685	685	8220		
8970	Cable TV	210	210	210	210	210	210	210	210	210	210	210	210	2520		
8990	Telephone	65	65	65	65	65	65	65	65	65	65	65	65	780		
Maintenance																
9005	Plants/Shrubs/Flowers	250	0	0	250	0	0	250	0	0	250	0	0	1000		
9010	Tree Maintenance	0	0	4500	0	0	0	0	0	0	0	0	0	4500		
9015	Irrigation Repairs	750	0	0	750	0	0	750	0	0	750	0	0	3000		
9020	Grounds Maintenance	250	0	250	0	250	0	250	0	250	0	250	0	1500		
9110	General Maintenance	750	0	750	0	750	0	750	0	750	0	750	0	4500		
9116	Backflow Testing	0	0	250	0	0	0	0	0	0	0	0	0	250		
9125	Gate Repairs	850	0	0	850	0	0	850	0	0	850	0	0	3400		
9180	Plumbing Repairs	250	250	250	250	250	250	250	250	250	250	250	250	3000		
9240	Exercise Equipment Repair	250	0	0	250	0	0	250	0	0	250	0	0	1000		
9270	Fire Equipment/Testing	250	0	250	0	250	0	250	0	250	0	250	0	1500		
9580	Misc. Maintenance	250	0	250	0	250	0	250	0	250	0	250	0	1500		
Contract Services																
9610	Landscape Maintenance	2438	2438	2438	2438	2438	2438	2438	2438	2438	2438	2438	2438	29256		
9750	Pest Control Services	332	332	332	332	332	332	332	332	332	332	332	332	3984		
9760	Termite	3100	0	0	0	0	0	0	0	0	0	0	0	3100		
9850	Janitorial Services	2750	2750	2750	2750	2750	2750	2750	2750	2750	2750	2750	2750	33000		
9855	Gate Service	220	220	220	220	220	220	220	220	220	220	220	220	2640		
	Total Operating	53302	47475	54755	49650	50900	50075	55600	51650	53000	49525	50075	47175	613182		
RESERVE																
9910	Reserve Contribution	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	112584		
	Sub-Total	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	9382	112584		
	Total Expenses	62684	56857	64137	59032	60282	59457	64982	61032	62382	58907	59457	56557	725766		
	NET CASH FLOW	118758	61901	-2237	120173	59891	434	116894	55862	-6521	116014	56557	0	0		