

Taberna Landing 2019 Budget (6 residences)															TL 2018
G/L Code	Description of Account	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	Income														
4000	Assessment Income	\$ 1,740	\$ -	\$ -	\$ 1,740	\$ -	\$ -	\$ 1,740	\$ -	\$ -	\$ 1,740	\$ -	\$ -	\$ 6,960	\$ 6,960
4009	Transfer to Replacement Fund	\$ (703)	\$ -	\$ -	\$ (703)	\$ -	\$ -	\$ (703)	\$ -	\$ -	\$ (703)	\$ -	\$ -	\$ (2,812)	\$ (2,730)
4245	Interest Income - Owners Accounts	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Total Income	\$ 1,037	\$ -	\$ -	\$ 1,037	\$ -	\$ -	\$ 1,037	\$ -	\$ -	\$ 1,037	\$ -	\$ -	\$ 4,148	\$ 4,230
	Expenses														
	Administrative														
5004	Administration Expense	\$ -	\$ -	\$ -	\$ 25	\$ -	\$ -	\$ 25	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50	\$ 50
	Grounds														
5755	Landscape Contract	\$ 265	\$ 270	\$ 270	\$ 320	\$ 320	\$ 320	\$ 320	\$ 320	\$ 320	\$ 270	\$ 270	\$ 265	\$ 3,530	\$ 3,530
5765	Landscape Miscellaneous	\$ -	\$ -	\$ -	\$ 100	\$ 100	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ -	\$ -	\$ 500	\$ 500
	Total Expense	\$ 265	\$ 270	\$ 270	\$ 445	\$ 420	\$ 420	\$ 445	\$ 420	\$ 320	\$ 270	\$ 270	\$ 265	\$ 4,080	\$ 4,080
	Income less Expenses	\$ 772	\$ (270)	\$ (270)	\$ 592	\$ (420)	\$ (420)	\$ 592	\$ (420)	\$ (320)	\$ 767	\$ (270)	\$ (265)	\$ 68	\$ 150

G/L Code	General Ledger Description	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	Reserve														
	Income														
4010	Replacement Fund Transfer	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 2,812	\$ 2,730
4800	Interest Income - Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Total Income	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 2,812	\$ 2,730
	Expense														
9000	Replacement Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Total Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Reserve Net Income	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 703	\$ -	\$ -	\$ 2,812	\$ 2,730

**Taberna Landing Analysis
2019 Budget**

Notes: Landscape Contract Increase: \$0
Reserve Increase: \$455 to \$468.67 per-home; 3% increase in Reserve in 2019

- Replacement Reserve re-baselined in 2019
- Slurry and Repair: 2020
- Repaving: 2038

Annual Dues: \$1,160 per-home; no increase in Assessment in 2019