

Abbington Woods 2020 Budget (62 residences)															AW 2019
G/L Code	Description of Account	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	<b>Operating Income</b>														
4000	Assessment Income	\$ 11,811	\$ -	\$ -	\$ 11,811	\$ -	\$ -	\$ 11,811	\$ -	\$ -	\$ 11,811	\$ -	\$ -	\$ 47,244	\$ 58,280
4009	Transfer to Replacement Fund	\$ (291)	\$ -	\$ -	\$ (291)	\$ -	\$ -	\$ (291)	\$ -	\$ -	\$ (291)	\$ -	\$ -	\$ (1,164)	\$ (1,164)
4200	Collection Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
4245	Interest Income - Owners Accounts	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
4250	Late Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Income</b>	\$ 11,520	\$ -	\$ -	\$ 11,520	\$ -	\$ -	\$ 11,520	\$ -	\$ -	\$ 11,520	\$ -	\$ -	\$ 46,080	\$ 57,116
	<b>Operating Expense</b>														
	<b>Administrative</b>														
5004	Administration Expense	\$ -	\$ -	\$ 50	\$ -	\$ -	\$ 50	\$ -	\$ -	\$ -	\$ 50	\$ -	\$ -	\$ 150	\$ 150
	<b>Grounds</b>														
5755	Landscape Contract	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,790	\$ 45,480	\$ 56,888
5765	Landscape Miscellaneous	\$ -	\$ -	\$ -	\$ 150	\$ 150	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450	\$ 150
	<b>Total Expense</b>	\$ 3,790	\$ 3,790	\$ 3,840	\$ 3,940	\$ 3,940	\$ 3,990	\$ 3,790	\$ 3,790	\$ 3,790	\$ 3,840	\$ 3,790	\$ 3,790	\$ 46,080	\$ 57,038
	<b>Operating Net Income</b>	\$ 7,730	\$ (3,790)	\$ (3,840)	\$ 7,580	\$ (3,940)	\$ (3,990)	\$ 7,730	\$ (3,790)	\$ (3,790)	\$ 7,680	\$ (3,790)	\$ (3,790)	\$ -	\$ 78

G/L Code	General Ledger Description	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	<b>Reserve Income</b>														
4010	Replacement Fund Transfer	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 1,164	\$ 1,164
4800	Interest Income - Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Income</b>	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 1,164	\$ 1,164
	<b>Reserve Expense</b>														
9000	Replacement Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Expense</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Reserve Net Income</b>	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 291	\$ -	\$ -	\$ 1,164	\$ 1,164

**Abbington Woods  
2020 Budget Analysis**

- Notes:**
- Landscape Contract:** \$56,688-to-\$45,480 decrease
  - Replacement Reserve:** No increase in 2020
    - Replacement Reserve re-baselined in 2019
    - Fence replacement was planned in 2019; repaired in 2017
    - 2018 evaluation places replacement life at 21 years, 2025
  - Supplemental Assessment:** \$940-to-\$762 per-home; 8.2% decrease