

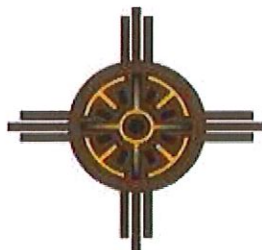
AHWATUKEE BOARD OF MANAGEMENT (ABM)

HOMEOWNER ASSOCIATION

4700 East Warner Road Phoenix, AZ 85044

2018 Operating Budget

Approved October 18, 2017



Ahwatukee Board of Management, Inc.

Revenues

Approved 10/18/17

2018 Budget

Assessment Revenue

Homeowner Assessment Revenue	1,047,009
Apartment Home Assessment Revenue	181,456
Subtotal	1,228,465

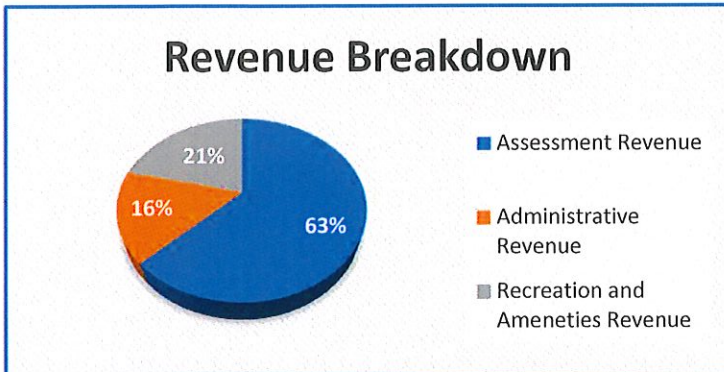
Administrative Revenue

Reserve Funding Fees (clearing)	110,000
Interest Income	1,000
Escrow Fee/Property Transfer Income	110,000
Management Fees (sub associations)	30,000
Non Owner Occupied Property Registration	20,000
Common Area Lease	3,672
Legal Fee Reimbursements	20,000
Lien / Late fee	19,000
Subtotal	313,672

Recreation and Amenities Revenue

Programs / Classes	95,000
Recreation Facility Sponsorships	14,000
Swim Team	17,000
Facility Memberships	40,000
Pool Use (Daily Swim)	7,000
Event Center / Facility rental	42,000
Contractor Commissions	72,000
Community Events	30,000
RV Storage Facility	85,000
Tennis Club - guest fees	1,200
Facility Use Registration fees	10,000
Subtotal	413,200

Total Revenue 1,955,337



Ahwatukee Board of Management, Inc.

Operating Expenses

Approved 10/18/17

Accounting & Audit	12,000
Advertising	16,000
Auto Expense(reimbursement)	5,320
Bank Charges	420
Credit Card fees	6,500
Contingency - Storm Damage	15,000
Contingency - other	15,000
Communications	4,940
Community Contributions	2,500
Common Area Maintenance - Contracted	30,000
Cost of Sales - Events	17,500
Cost of Sales - Programs	25,000
Drainage Channels	80,000
Education & Seminars	4,000
Electric - Dawn to Dusk	4,500
Electric - facilities	39,000
Equipment Repair	15,000
Facilities Maintenance - Buildings	18,000
Facilities Maintenance - Contracted	11,000
Facilities Maintenance - Janitorial	15,500
Gas - Utility	16,000
Fuel & Oil	6,300
Health /Life Insurance	93,000
Disability Insurance	5,800
Insurance - Directors & Officers	5,000
Insurance - General Liability/Umbrella	47,600
Insurance - Workers Compensation	15,000
Landscape Maintenance	42,000
Legal Fees - Enforcement / Collections	55,000
Legal Fees - General Counsel	20,000
Licenses & Dues	3,500
Office Supplies & Printing	20,000
Office Equipment & Computers	5,300
Office IT Support	6,080
Office Equipment Maintenance Contracts	4,000
Office Equipment - Lease	20,000

Ahwatukee Board of Management, Inc.

Operating Expenses - cont.

Approved 10/18/17

Payroll Taxes	62,612
Pensions	69,010
Pool Chemicals	7,000
Recreation Equipment & Supplies	10,000
Postage	16,000
Reserve Allocation	181,497
Special Projects / Rebuilds	16,000
Salaries	748,208
Seasonal & Temporary Labor	30,000
Security & Alarm Monitoring	14,000
Small Tools	6,000
Sprinkler Repair & Maintenance	6,000
Tax - Corporate	50
Tax - Personal Property	1,000
Tax - Parcel	600
Telephone	7,100
Telephone - After Hrs Answering Service	2,000
Uniforms	1,500
Water	75,000
Total Expenses	<u>1,955,337</u>

