

<b>Orchard Villa HOA 2011 O&amp;M and Reserve Budget</b>		
<b>Income &amp; Expenditures</b>	<b>Budget-2011</b>	<b>Contact Us:</b>
<b>Total Income</b>	<b><u>\$151,906.00</u></b>	<b>Board of Trustees</b>
<b>Assessment Income</b>		<b>Orchard Villa Homeowners Association</b>
Three bedroom-56% (\$190.64 per month)-37 units	\$84,644.00	President - Marc Thomas (435-259-2208)
Two bedroom-44% (\$158.34 per month)-35 units	\$66,504.00	Vice President - Barb Crossan (435-259-0777)
<b>Total Assessment Income</b>	<b><u>\$151,148.00</u></b>	Vice President - Bill Topper (435-210-0443)
<b>Other Revenue -Reserve Interest, etc</b>	<b><u>\$758.00</u></b>	Treasurer - Connie Baty (435-259-7307)
		Secretary - Chris Ensworth (435-259-4461)
<b>Total Expenditures***</b>	<b><u>\$140,030.00</u></b>	
<b>Operations &amp; Maintenance Costs</b>		
<b>Utilities (25.3% of total expenditures)</b>		
Water	\$8,700.00	
Sewer	\$9,900.00	
Garbage	\$13,900.00	
Storm sewer fee	\$1,728.00	
Yard Waste Dumpsters	\$1,200.00	
<b>Total Utilities</b>	<b><u>\$35,428.00</u></b>	
<b>Groundskeeping (27.6% of total expenditures)</b>		
Lawn Care	\$17,000.00	
Fertilizing/weed spraying	\$3,600.00	
Aerate Lawn	\$1,100.00	
Edge Lawn	\$1,000.00	
Lawn care, other	\$1,370.00	
Clear fence lines	\$1,000.00	
Trees, maintenance	\$3,000.00	
Trim bushes/weeding	\$2,000.00	
Sprinkler maintenance	\$3,700.00	
Sprinkler start-up/shut down	\$1,230.00	
Sprinkler system parts	\$1,800.00	
Pest Control	\$1,100.00	
Maintenance, other	\$750.00	
<b>Total Groundskeeping</b>	<b><u>\$38,650.00</u></b>	
<b>Swimming Pool (9.8% of total expenditures)</b>		
Electricity -Utah Power	\$1,200.00	
Gas-Questar	\$1,000.00	
Health Dept testing	\$180.00	
Pool Operator	\$8,000.00	
Pool Supplies	\$1,000.00	
Pool Maintenance	\$2,400.00	
<b>Total Swimming Pool</b>	<b><u>\$13,780.00</u></b>	
<b>Administration (0.8% of total expenditures)</b>		
Postage/Post office box	\$300.00	
Website	\$100.00	
Supplies	\$400.00	
Miscellaneous	\$300.00	
<b>Total Administration</b>	<b><u>\$1,100.00</u></b>	
<b>Professional (18.4% of total expenditures)</b>		
Meetings	\$100.00	
Corporate License	\$50.00	
Taxes	\$500.00	
Accountant	\$5,400.00	
Legal	\$2,000.00	
Insurance	\$15,500.00	
Contingency	\$2,250.00	
<b>Total Professional</b>	<b><u>\$25,800.00</u></b>	
<b>Total Operations &amp; Maintenance Costs</b>	<b><u>\$114,758.00</u></b>	
<b>Reserve Fund Project Costs</b>		
<b>Reserve Projects (18.1% of total expenditures )</b>		
Paint, stain & repair one-half of the fence line	\$20,800.00	
Paint, door jams & garage weather strips (Phase 2)	\$4,472.00	
<b>Total Reserve Fund Project Costs</b>	<b><u>\$25,272.00</u></b>	

\*\*\*The Board hopes that by spending nearly \$12,000 less than revenue this year, we can bump our Reserve Fund from \$32,000 to nearly \$45,000 by year's end to prepare, without the need for a special assessment, for scheduled Reserve projects in 2012 expected to cost over \$50,000.

Of the \$151,906 to be received in revenue in 2011, \$114,758 will be spent on Operations, \$25,272 is dedicated to fund two Reserve projects, & \$11,876 will be deposited in Reserve Fund savings.

## ORCHARD VILLA INCOME & EXPENSE SUMMARY

12/1/2010

<b>INCOME</b>	<b>2011</b>
MONTHLY 2 BR	\$ 158.34
MONTHLY 3 BR	\$ 190.64
QTRLY 2 BR (FROM COMMON)	\$ 475.03
QTRLY 3 BR (FROM COMMON)	\$ 571.92
YEARLY 2 BR	\$ 1,900.10
YEARLY 3 BR	\$ 2,287.67
% OF ASSESS. TO 2 BR	44.0%
% OF ASSESS. TO 3 BR	56.0%
2 BR ASSESSMENTS	\$ 66,504
3 BR ASSESSMENTS	\$ 84,644
<b>ASSESSMENT SUBTOTAL</b>	<b>\$ 151,147</b>
% YR-YR INCR. OVERALL	5.4%
% YR-YR INCR IN 2BR	5.4%
% YR-YR INCR IN 3BR	5.4%
INTEREST ON RESERVE	\$ 759
<b>TOTAL INCOME</b>	<b>\$ 151,906</b>
<b>EXPENSES</b>	<b>2011</b>
O&M	\$ 114,758
RESERVE FUNDING	\$ 37,148
<b>TOTAL EXPENSES</b>	<b>\$ 151,906</b>