

SUMMARY - PROPOSED OFSRA BUDGET 2021-2022				
	Proposed	2021-2022	AS APPROVED	2020-2021
ROADS	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
Roads Expenses	\$158,506		\$163,038	
SnowPlow Loan (FY 20-21 and FY 21-22 - Rds pay AS)	\$13,000		\$13,000	
Reserves - Roads	\$10,000		\$10,000	
SPWC Reimburse Easement	\$11,762		\$11,762	
ROADS TOTAL BUDGET	\$193,268	\$586	\$197,800	\$605
ANCILLARY SERVICES	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
SnowPlow Loan-repay Roads FY 2020-21 and 2021-22	-\$13,000		-\$13,000	
Facilities Upgrade for Accessibility	\$0		\$10,000	
Reserves - Ancillary Services	\$5,000		\$5,000	
Pine Needles	\$32,978		\$15,755	
Refuse	\$26,895		\$23,755	
Common Area	\$40,888		\$38,150	
Forest Lands	\$24,170		\$20,963	
Forest Lands Loan (see Loan Note below)	\$26,200		\$28,500	
Ancillary Services Total	\$143,130	\$494	\$129,123	\$453
BOTH Roads and Services		\$1,079		\$1,058
<u>Loan Notes</u>				
2021-22 Proposed Loan Budget is based on amortizing the loan over remaining years of Loan Note (Contract). It includes Interest of \$6200, and Principal Payment of \$20,000.				
<u>Budget Summary Notes</u>	2021-2022		2020-2021	
Roads Budget Expenses spread over	330	lots	327	lots
Ancillary Services Budget spread over	290	lots	285	lots
This is a Proposed/Draft Budget, subject to change and approval.				

ROADS DETAILED PROPOSED BUDGET 2020-2021				
	Proposed	2021-2022	AS APPROVED	2020-2021
ROADS EXPENSES	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
Admin	\$15,345		\$74,588	
Insurance-Roads portion	\$8,400			
Labor-Roads	\$38,400		\$26,366	
Maintain Roads	\$42,000		\$42,000	
Rd Equipmt Maintenance	\$5,000		\$5,000	
Rd Build'g Maintenance	\$500		\$500	
Rds Fuel	\$2,000		\$1,500	
Rds Supplies	\$1,000		\$2,000	
Gate (gate repairs, phone, electricity)	\$7,300			
Utilities (street lights)	\$850		\$5,500	
Roads portion (25%) PineNeedles dump costs (reimburse A.S.)	\$8,750		\$3,000	
Equipmt Purchase/Rentals - Rds	\$2,000		\$1,000	
Legal & Consult'g	\$25,000			
SPS Owned Lot - Prop Tax Lot/Fire Fee	\$275		\$315	
SPS Owned Lot- SPWC Fee	\$1,100		\$646	
SPS Owned Lot - Roads Costs	\$586		\$623	
Roads Expenses Total	\$158,506	\$480	\$163,038	\$494
SnowPlow Loan (FY 20-21 and FY 21-22 - Rds pay AS)	\$13,000	\$39	\$13,000	\$39
Reserves - Roads	\$10,000	\$30	\$10,000	\$30
SPWC Reimburse Easement	\$11,762	\$36	\$11,762	\$36
Roads Total	\$193,268	\$586	\$197,800	\$605
ANCILLARY SERVICES DETAILED PROPOSED BUDGET 2020-2021				
	Proposed	2021-2022	AS APPROVED	2020-2021
	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
SnowPlow Loan repay Roads FY 2020-21 and 2021-22	-\$13,000	-\$45		
Facilities Upgrade for Accessibility				
Accessibility Upgrades - Materials				
Accessibility Upgrades - Labor				
Total Accessibility Upgrades	\$0	\$0	\$10,000	\$35
Reserves - Ancillary Services	\$5,000	\$17	\$5,000	\$18
PineNeedles				
Admin	\$1,628		\$1,755	
Labor	\$4,100		\$6,000	
Needle Expence	\$35,000		\$10,000	
Roads portion (25%) PineNeedles dump costs (reimburse A.S.)	-\$8,750		-\$3,000	
Equipmt Rental	\$1,000		\$1,000	
Total Pine Needles	\$32,978	\$114	\$15,755	\$55
Refuse				
Admin	\$1,395		\$1,755	
Labor	\$3,500		\$3,000	
Garbage	\$20,000		\$18,000	
Equipment Rental	\$2,000		\$1,000	
Total Refuse	\$26,895	\$93	\$23,755	\$83
ANCILLARY SERVICES DETAILED PROPOSED BUDGET 2020-2021				
	Proposed	2021-2022	AS APPROVED	2020-2021
	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
Common Area				
Admin	\$3,488		\$5,265	
Labor	\$11,200		\$10,500	
Insurance-Ancillary Portion	\$6,000			
Fuel	\$1,000		\$2,000	
Genrl Maint	\$3,000		\$6,000	
Lodge Supplies	\$250		\$250	
Maint Lake	\$500		\$500	
Maint Structure	\$250		\$250	
Equipmt Purchase	\$1,000		\$1,000	
Fishing Derby	\$2,000		\$2,000	
Health & Safety -porta potties	\$5,750		\$5,500	
Recreation	\$250		\$250	
Utilities (electricity at lodge, picnic and gas lodge)	\$2,000		\$635	
Equipmt Rental	\$1,500		\$1,000	
PropTax/FireFee-Up/Low Meadows	\$2,700		\$3,000	
Total Common Area	\$40,888	\$141	\$38,150	\$134

FOREST LANDS	Proposed	2021-2022	AS APPROVED	2020-2021
	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
Admin	\$1,895		\$4,388	
Labor	\$1,000			
Outside Services - Tree Removal	\$10,000		\$10,000	
Professional Consulting - Forrester	\$10,000		\$5,000	
PropTax/FireFee-Timber-TPZ	\$1,775		\$1,575	
Forest Lands Annual Costs	\$24,170	\$83	\$20,963	\$74
Legal for Merger				
Insurance (until close out SPS)				
Accounting (until close out SPS)				
Close Out Costs SPS (Tax, State Fees, etc)				
Merger One Year Costs (goes to \$0 in 2020-2021)	\$0		\$0	
Total Forest Lands	\$24,170	\$83	\$20,963	\$74
FOREST LANDS LOAN - PRINCIPAL	\$20,000		\$19,975	
INTEREST ON FOREST LAND LOAN	\$6,200	\$90	\$8,525	
Forest Lands Loan	\$26,200	\$90	\$28,500	\$100
ANCILLARY SERVICES TOTAL	\$143,130	\$494	\$152,123	\$534
ADMINISTRATION	Proposed	2021-2022	AS APPROVED	2020-2021
	Budget Cost	Cost Per Lot	Budget Cost	Cost Per Lot
Accounting	\$19,000		\$24,000	
Credit Card Charges			\$4,000	
Insurance - Rds, Excess			\$12,000	
Insurance - D&O			\$13,000	
Legal & Consult'g			\$30,000	
Member Communications	\$1,500		\$750	
Professional Consulting			\$0	
Tax & License	\$100		\$100	
Income Tax			\$1,250	
Bank Charges	\$100		\$100	
Fees			\$0	
Office Expense	\$1,250		\$1,250	
Outside Services	\$1,000		\$1,000	
Employee Benefit Gift	\$300		\$300	
Admin Subtotal	\$23,250		\$87,750	
Detailed Budget Notes:				
1. 2021-2022 Roads Budget spread over lots of record	343	lots	\$343	lots
estimated amount Non-paying lots (in litigation/liened/negotiations)	-13	lots	-\$16	lots
2020-2021 Roads Budget spread costs over	330	lots	327	lots
2. Ancillary Services Budget spread over estimated # lots that pay for A.S.	290	lots	285	lots
3. This is a Proposed Budget, subject to change and approval.				
Admin Split	21-22		20-21	
Roads	66%		85%	
Pine Needles	7%		2%	
Refuse	6%		2%	
Comm Area	15%		6%	
Forest Lands	6%		5%	
	100%		100%	