

**ANTHEM COMMUNITY COUNCIL, INC.**  
**Operating Budget Jan 1, 2013 - Dec 31, 2013**

<b>Assessment</b>	
Community Associations	1,126,719
Commercial Properties	22,096
Developer lots	0
<b>Total Assessments</b>	<b>1,148,615</b>
<b>Operating Expenses</b>	
Administrative	61,136
Common Area Maintenance	515,080
Utilities	329,399
Other Expenses	18,000
<b>Total Operating Expenses</b>	<b>923,615</b>
<b>Reserve Transfers</b>	<b>225,000</b>
<b>Total Operating Expenses and Reserve Transfers</b>	<b>1,148,615</b>
<b>NET CHANGE IN FUND BALANCE</b>	<b>0</b>

<b>Assessment distribution per lot</b>	<u>Annual</u>
Operating Fund	67.52
Reserve Fund	16.45
Total Annual Assessment	<u>\$ 83.98</u>

<b>RESERVE FUNDS</b>	
Member Contributions	225,000
Interest Earned	500
Expenditures - (Rock Replenishment, landscape renovation)	(120,000)
Net Change in Fund Balance	105,500
Beginning Balance 1/1/2013	520,508
Ending Balance 12/31/2013	626,008

<b>Reserve Components</b>	<u>Estimated Useful Life</u>	<u>Estimated Remaining Life</u>	<u>Estimated Replacement Cost</u>
Painting - Stucco	10	1	24,025
Monuments/ Signs - Refurbish	8-20	3-4	150,000
Benches - Replace	15	.4	3,600
Light Fixtures	5	2	65,000
Irrigation System	12	2	102,400
Landscaping - Rock Replenishment	12	0-4	511,950
Landscaping - Renovation	10	1	110,000
Water Feature	5-20	1-15	170,500
<b>Total</b>			<b>1,137,475</b>
Fully Funded balance by 12/31/13			789,305
Percent Funded by 12/31/13			79%

**Anthem Community Council, Inc. - Budget 2013**

	Jan-13	Feb-13	Mar-13	Apr-13	May-13	Jun-13	Jul-13	Aug-13	Sep-13	Oct-13	Nov-13	Dec-13	Budget 2013	Budget 2012	Budget 2011	Budget 2010	Budget 2009						
<b>Administrative</b>																							
71100-00 Real Property Tax						0							0		50	50							
71400-00 Insurance	1,167	1,167	1,167	1,225	1,225	1,225	1,225	1,225	1,225	1,225	1,225	1,225	14,526	16,873	16,770	15,600		21,225					
71500-00 General/Licenses/ Supplies	15	15	15	15	15	15	15	15	15	15	15	15	180	240	240	240		1,500					
71550-00 Postage	15	15	15	15	15	15	15	15	15	15	15	15	180	360	360	120		100					
72100-00 Professional Fees						500							3,750	4,250	4,250	4,200		6,400					
72400-00 Management Fees	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	3,500	42,000	60,000	60,000	60,000		60,000					
	4,697	4,697	4,697	4,755	4,755	5,255	4,755	4,755	4,755	4,755	4,755	8,505	61,136	81,773	81,670	80,160		89,225					
<b>Common Area Maintenance</b>																							
73260-00 RP Valve Maintenance	0	0	0	0	0	0	0	0	0	0	0	0	0	1,700	1,700	2,550		3,500					
73290-00 Trees and Shrubs/Maintenance	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	1,100	13,200	12,000	9,000	50,000		72,000					
73563-00 Vandalism & auto accidents	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	12,000	16,000	16,000	10,500		15,000					
73564-00 Herbicides													0	0	0	12,000		21,000					
73578-00 Electrical Repair and Maintenance / Lighti	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,166	2,174	26,000	26,400	26,400	31,200		54,400					
73588-00 Signs - R&M	100	100	100	100	100	100	100	100	100	100	100	100	1,200	7,500	10,200	7,200		3,648					
73631-00 Landscape Contract	35,190	35,190	35,190	35,190	35,190	35,190	35,190	35,190	35,190	35,190	35,190	35,190	422,280	422,280	430,444	586,116		586,952					
73635-00 Overseeding													0	0	0	38,000		40,000					
73637-00 Water Feature Service and Cleaning	3,200	3,200	3,700	3,200	3,200	3,700	3,200	3,200	3,700	3,200	3,200	3,700	40,400	38,400	38,400	62,400		61,200					
73640-00 Annual Plants													0	0	0	0		27,600					
	42,756	42,756	43,256	42,756	42,756	43,256	42,756	42,756	43,256	42,756	42,756	43,264	515,080	524,280	532,144	799,966		885,300					
<b>Utilities</b>																							
81000-00 Power	9,259	8,373	8,459	8,311	7,030	8,240	8,479	9,742	8,644	8,696	7,825	9,441	102,500	97,500	102,000	78,000		111,087					
82000-00 Water	10,698	9,033	9,441	13,917	16,146	30,851	29,556	30,406	32,668	24,105	11,887	8,192	226,899	207,500	198,000	225,000		274,862					
	19,957	17,406	17,900	22,228	23,176	39,091	38,035	40,148	41,312	32,801	19,712	17,633	329,399	305,000	300,000	303,000		385,949					
<b>Community/Contingency</b>																							
74025-00 Reserve Allocation	18,750	18,750	18,750	18,750	18,750	18,750	18,750	18,750	18,750	18,750	18,750	18,750	225,000	300,792	300,792	88,105		88,105					
74030-00 Banner Replacement													0	0	6,000	6,000		6,000					
78400-00 Depreciation Expense													0	0	0	0		21,460					
78900-00 Contingency	2,000	2,000	2,000	2,000	2,000	2,000	1,000	1,200	1,000	1,000	1,000	1,000	18,200	6,000	6,000	6,000		4,800					
	20,750	20,750	20,750	20,750	20,750	20,750	19,750	19,950	19,750	19,750	19,750	19,750	243,200	306,792	312,792	100,105		120,365					
<b>Total Operating Expenses</b>	<b>88,160</b>	<b>85,609</b>	<b>86,603</b>	<b>90,489</b>	<b>91,437</b>	<b>108,352</b>	<b>105,296</b>	<b>107,609</b>	<b>109,073</b>	<b>100,062</b>	<b>86,973</b>	<b>89,152</b>	<b>1,148,815</b>	<b>1,217,845</b>	<b>1,226,606</b>	<b>1,283,231</b>		<b>1,480,839</b>					
<b>Reserve %</b>													<b>20%</b>	0.246987157	<b>25%</b>	<b>7%</b>	<b>6%</b>						
														per lot cost \$	83.98	\$	89.02	\$	89.66	\$	93.80	\$	106.78