

**Thompson Draw II Homeowners Association
Budget Overview
January through December 2011**

GENERAL FUND

*Income	HOA Dues	11,750.00
Expense		
Corporation Fees		10.00
Insurance	1,000.00	
Licenses and Permits		
CORPORATION COMM. ANNUAL REPORT		10.00
Total Licenses and Permits		10.00
Office Supplies		
Secretary Expense		125.00
Treasurers Expense		75.00
Roads and Tree Removal		7,000.00
SAFETY and SIGNAGE		250.00
TAXES COMMON AREA		10.00
TD II Water Quality	800.00	
USDA Forest Service		75.00
*Utilities APS		1,100.00
Website		200.00
Work Days		<u>900.00</u>
Total Expense		<u>11,555.00</u>
Net Income		195.00

*Represent increased budget item

**2011 DUES increase from 200.00 to 250.00
HOA DUES (125X2) 250 YR. x 47 cabins = 11,750.

Board recommends dues increase to balance budget expense. For past two years, dues were not raised, and budget income/expense was out of balance.

RESERVE FUND THOMPSON DRAW II ACTIVITY 2010

(through Sept. 2010)

Income	3898.35
Expense	
Water lines & valves	212.85
Fence Maintenance	405.08
Repairs - Other	211.73
Total Repairs 829.66	
New Pump Water Supply Equip	9,105.70
Total Expense 9,935.36	
Net Income	-6,036.97

Reserve Fund balance 2009	24,236.61
Reserve Fund balance 2010 (thru Sept 10)	18,199.64

HOA RESERVE FUND 125. X 47 cabins = 5,875.00

**Board recommended completing the Analysis of Association Assets (Life Span of Roads, Pump, Fences, Waterlines, etc.) vs. Reserve Fund Balance and expected increases due to Reserve Fund Assessments before adjusting Reserve Fund Fee. (Work is in process)
Please bring this Budget to the Meeting October 2nd.**