

Pines East Village HOA Budget						
January 1 - December 31, 2021	15-Nov		Proposed			
	Actual	Budget	Budget	% of 2021 Budget	% of 2020 Actuals	% of 2021 Budget
	2020	2020	2021	to 2020 Budget	to 2020 Budget	to 2020 Actual
<b>Management</b>						
Manager	35,404	40,000	40,000	100.00%	88.51%	112.98%
Bonuses - Manager	7,000	5,000	5,000	100.00%	140.00%	71.43%
Directors & Officers Insurance	1,540	1,650	1,750	106.06%	93.33%	113.64%
Postage and Office Supplies	400	750	1,000	133.33%	53.33%	250.00%
Accounting	5,675	7,500	7,000	93.33%	75.67%	123.35%
Legal	300	1,500	6,500	433.33%	20.00%	2166.67%
Meeting Expenses	500	1,300	750	57.69%	38.46%	150.00%
Colo Assoc Management (CAM)	1,300	1,500	2,000	133.33%	86.67%	153.85%
WEB site maintenance	150	500	500	100.00%	30.00%	333.33%
<b>Subtotal</b>	<b>52,269</b>	<b>59,700</b>	<b>64,500</b>	<b>108.04%</b>	<b>87.55%</b>	<b>123.40%</b>
<b>Maintenance &amp; Operations - Shared By Owl Creek Homes</b>						
Ski Trail Maintenance	8,851	15,000	10,000	66.67%	59.01%	112.98%
Ski Trail Grooming/snowcat maint and fuel	15,000	17,000	17,000	100.00%	88.24%	113.33%
Ski Lift Operations/SKICO/SnowMaking (63,428 + 8,237)	71,665	95,000	90,000	94.74%	75.44%	132.56%
Ski Lift Maintenance Contract / Leitner Poma	61,272	61,300	64,575	105.34%	99.95%	105.39%
Solid Waste - TOSV Collection Fees	12,180	14,000	14,000	100.00%	87.00%	114.95%
Solid Waste - Dumpster Maintenance	11,200	750	1,500	200.00%	1493.33%	13.39%
<b>Subtotal of Lifts and Trails items shared by Owl Creek Homes</b>	<b>180,168</b>	<b>203,050</b>	<b>197,075</b>	<b>97.06%</b>	<b>88.73%</b>	<b>109.38%</b>
<b>Reimbursemnts from Owl Creek Homes Ph III (16.39%)</b>	<b>-29,529</b>	<b>-33,280</b>	<b>-32,301</b>			
<b>SubTotal of Net</b>	<b>150,638</b>	<b>169,770</b>	<b>164,774</b>			
<b>Maintenance &amp; Operations</b>						
Snowplowing	1,681	2,500	2,000	80.00%	67.24%	118.98%
Common Entry Maintenance	8,613	16,000	12,000	75.00%	53.83%	139.32%
Tree Care - Spraying, Fertilizers	960	1,800	1,500	83.33%	53.33%	156.25%
Water - Irrigation at Entry	2,000	4,500	2,500	55.56%	44.44%	125.00%
Weed Control - Spraying	1,500	1,500	3,000	200.00%	100.00%	200.00%
Electricity	285	300	350	116.67%	95.00%	105.26%
Telephone	673	600	750	125.00%	112.17%	111.44%
Contingency	0	5,000	5,000	100.00%	0.00%	#DIV/0!
<b>Subtotal</b>	<b>15,712</b>	<b>32,200</b>	<b>27,100</b>	<b>84.16%</b>	<b>48.80%</b>	<b>172.48%</b>
<b>Transfers to East Village Master Assn</b>						
<b>East Village Mast Assn Budget - Insurances for General Liability, Lifts and Snowcat</b>	42,243	45,000	48,500	107.78%	93.87%	114.81%
<b>Subtotal</b>	<b>42,243</b>	<b>45,000</b>	<b>48,500</b>	<b>107.78%</b>	<b>93.87%</b>	<b>114.81%</b>
<b>Transfers to Capital Reserve Fund</b>						
Reserve - Lifts - Electrical Components & Snowmaking	15,000	15,000	15,000	100.00%	100.00%	100.00%
Reserve for Trails Maintenance \ WildFire fuels mitigation	15,000	15,000	25,000	166.67%	100.00%	166.67%
Reserve for Snowcat	5,000	5,000	5,000	100.00%	100.00%	100.00%
<b>Subtotal</b>	<b>35,000</b>	<b>35,000</b>	<b>45,000</b>	<b>128.57%</b>	<b>100.00%</b>	<b>128.57%</b>
<b>TOTAL</b>	<b>295,863</b>	<b>341,670</b>	<b>349,874</b>	<b>102.40%</b>	<b>86.59%</b>	<b>118.26%</b>
Reimbursements from Owl Creek 6 lift buyins @\$1,000/each	-6,000	-6,000	-6,000			
<b>Grand Total</b>	<b>289,863</b>	<b>335,670</b>	<b>343,874</b>			
<b>Over / &lt;Under&gt; Budget</b>	<b>45,808</b>	<b>898</b>	<b>per lot</b>			
<b>Total/51 Owners</b>	51	6,582	6,743	<b>Difference 20/ 21</b>		
<b>Semi-Annual Assessment for 2020 / 2021</b>		3,291	3,371	<b>102.44%</b>		
<b>Actual Assesments for 2021 per unit</b>	<b>\$6,750 (annual)</b>		<b>\$3,375 (semi-annual)</b>			