RIVER BRIDGE PROPERTY OWNERS ASSOCIATION
2021 APPROVED ANNUAL OPERATING BUDGET

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Income** | | | | | |
| 60400 | Assessments | $ 2,718,646.96 | $ 2,038,661.71 | $ (431.35) | $ 2,789,640.00 |
| 60405 | Late Fee | $ - | $ 585.16 | $ 780.21 | $ - |
| 60900 | Entry Card Fees | $ 5,500.00 | $ 4,647.00 | $ 696.00 | $ 5,500.00 |
| 61000 | SPC Events | $ 40,715.00 | $ 16,522.65 | $ (18,684.80) | $ 33,877.24 |
| 61080 | Misc. Income | | $ 350.00 | $ 466.67 | |
| 61500 | Newsletter Income | $ 25,500.00 | $ 20,838.00 | $ 2,284.00 | $ 26,800.00 |
| 62200 | Interest Income | $ - | $ - | $ - | $ - |
| 62300 | Lake Maintenance Income | $ 8,100.00 | $ 6,071.00 | $ (5.33) | $ 8,100.00 |
| 52000 | Prior Year Surplus | 0 | | $ - | 0 |
| **Total Income** | | $ 2,798,461.96 | $ 2,087,675.52 | $ (14,894.60) | $ 2,863,917.24 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: POA Operations** | | | | | |
| 81600 | Salaries - All | $ 385,539.96 | $ 280,794.97 | $ (11,146.67) | $ 373,933.20 |
| 81602 | Staff Insurance - POA Portion | $ 10,100.00 | $ 7,578.00 | $ 4.00 | $ 10,100.00 |
| 81603 | PMR Management Fee | $ 47,400.00 | $ 35,550.00 | $ - | $ 47,400.00 |
| 80100 | Office Supply Expense | $ 8,000.00 | $ 9,488.30 | $ 4,651.07 | $ 10,600.00 |
| 80101 | Office Equipment Expense | $ 5,000.00 | $ 3,623.80 | $ (168.27) | $ 1,200.00 |
| 80102 | Postage Maching Rental | $ - | $ - | $ - | $ - |
| 80103 | Postage | $ 4,000.00 | $ 405.48 | $ (3,459.36) | $ 3,000.00 |
| 80150 | Computer Upgrade/Service | $ 2,000.00 | $ 1,880.01 | $ 506.68 | $ 2,000.00 |
| 80200 | Bank Charges | $ - | $ - | $ - | $ - |
| 80300 | Licenses & Fees | $ 800.00 | $ 1,098.33 | $ 664.44 | $ 1,100.00 |
| 80410 | RBPOA Insurance | $ 75,000.00 | $ 52,842.29 | $ (4,543.61) | $ 80,500.00 |
| 80500 | Accounting & Audit | $ 7,500.00 | $ 5,000.00 | $ (833.33) | $ 7,600.00 |
| 80550 | Legal Fees | $ 3,000.00 | $ 1,593.00 | $ (876.00) | $ 3,000.00 |
| 80555 | Legal Fees - Foreclosure | $ 3,000.00 | $ 711.00 | $ (2,052.00) | $ 4,000.00 |
| 80850 | Presidents Disc. Fund | $ 800.00 | $ 92.12 | $ (677.17) | $ 800.00 |
| 80900 | Contigency | $ 30,000.00 | $ - | $ (30,000.00) | $ 30,000.00 |
| 80950 | Bad Debt | $ 6,000.00 | $ - | $ (6,000.00) | $ 1,000.00 |
| 80600 | Website Maintenance | $ 1,100.00 | $ 1,926.62 | $ 1,468.83 | $ 1,500.00 |
| **Total: POA Operations** | | $ 589,239.96 | $ 402,583.92 | $ (52,461.40) | $ 577,733.20 |

RIVER BRIDGE PROPERTY OWNERS ASSOCIATION
2021 APPROVED ANNUAL OPERATING BUDGET

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Lakes** | | | | | |
| 82100 | Lake Maintenance Contract | $ 65,400.00 | $ 49,049.28 | $ (0.96) | $ 65,400.00 |
| 82160 | Lake Maintenance Repair | $ 5,000.00 | $ 3,826.89 | $ 102.52 | $ 5,000.00 |
| 82170 | Littoral Plantings & Fish | $ 5,000.00 | | $ (5,000.00) | $ 2,500.00 |
| 82180 | Water Usage Reports | $ 3,200.00 | $ 4,270.00 | $ 2,493.33 | $ 3,200.00 |
| **Total: Lakes** | | $ 78,600.00 | $ 57,146.17 | $ (2,405.11) | $ 76,100.00 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Building Ops and Maintenance** | | | | | |
| 83509 | Cleaning Company | $ 19,200.00 | $ 14,400.00 | $ - | $ 19,200.00 |
| 83510 | Janitorial Supplies | $ 2,000.00 | $ 2,935.44 | $ 1,913.92 | $ 2,000.00 |
| 83600 | Pest Control Contract | $ 20,000.00 | $ 12,847.46 | $ (2,870.05) | $ 17,700.00 |
| 83850 | Clubhouse Trash Removal | $ 3,000.00 | $ 306.00 | $ (2,592.00) | $ 3,000.00 |
| 83921 | A/C Service Contract & Repairs | $ 3,800.00 | $ 540.00 | $ (3,080.00) | $ 3,800.00 |
| 83923 | Plumbing Repairs & Parts | $ 2,000.00 | $ 1,233.82 | $ (354.91) | $ 2,000.00 |
| 83926 | Electrical & Lighting | $ 10,000.00 | $ 4,758.77 | $ (3,654.97) | $ 5,000.00 |
| 83928 | Fire/Burgular Alarm & Service | $ 6,000.00 | $ 4,791.33 | $ 388.44 | $ 6,000.00 |
| 83929 | Golf Cart Repair | $ 4,000.00 | $ 3,563.23 | $ 750.97 | $ 4,000.00 |
| 83930 | Sign Maintenance | $ 500.00 | $ 484.20 | $ 145.60 | $ 500.00 |
| 83933 | Generator Contract | $ 800.00 | $ - | $ (800.00) | $ 800.00 |
| 83934 | Generator Repairs | $ 1,000.00 | $ 150.00 | $ (800.00) | $ 1,000.00 |
| 83941 | Building Maintenance | $ 15,000.00 | $ 10,791.83 | $ (610.89) | $ 15,000.00 |
| 83950 | Road & Sidewalk Repairs | $ 1,000.00 | $ - | $ (1,000.00) | $ 8,500.00 |
| 83955 | Pressure Cleaning | $ 9,300.00 | $ 7,650.00 | $ 900.00 | $ 9,300.00 |
| **Total: Building Operations** | | $ 97,600.00 | $ 64,452.08 | $ (11,663.89) | $ 97,800.00 |

RIVER BRIDGE PROPERTY OWNERS ASSOCIATION
2021 APPROVED ANNUAL OPERATING BUDGET

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Landscaping** | | | | | |
| 85100 | Landscape Replacement | $ 12,000.00 | $ 11,816.41 | $ 3,755.21 | $ 12,000.00 |
| 85101 | Tree Trimming | $ 42,000.00 | $ 43,695.00 | $ 16,260.00 | $ 62,000.00 |
| 85110 | Sod Replacement | $ 2,000.00 | $ 560.00 | $ (1,253.33) | $ 2,000.00 |
| 85150 | Turf/Ornamental Pest Cont. | $ 18,248.00 | $ 16,313.77 | $ 3,503.69 | $ 24,248.00 |
| 85200 | Landscape Contract | $ 164,000.00 | $ 128,784.96 | $ 7,713.28 | $ 164,000.00 |
| 85300 | Annual Mulch Installation | $ 7,000.00 | $ 7,000.00 | $ 2,333.33 | $ 7,000.00 |
| 85500 | Irrigation Repairs | $ 20,000.00 | $ 7,507.06 | $ (9,990.59) | $ 20,000.00 |
| **Total: Landscaping** | | $ 265,248.00 | $ 215,677.20 | $ 22,321.60 | $ 291,248.00 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Security** | | | | | |
| 86100 | Security Guard Contract | $ 252,105.00 | $ 186,809.41 | $ (3,025.79) | $ 260,050.00 |
| 86200 | Gate Service Repair | $ 15,000.00 | $ 9,748.00 | $ (2,002.67) | $ 15,000.00 |
| 86500 | Camera Repair | $ 3,000.00 | $ (2,486.00) | $ (6,314.67) | $ 3,000.00 |
| 86600 | New Transponders/Gate Cards | $ 8,000.00 | $ 6,951.91 | $ 1,269.21 | $ 8,000.00 |
| 86700 | ABDI Software | $ 4,800.00 | $ 3,600.00 | $ - | $ 4,800.00 |
| **Total: Security** | | $ 282,905.00 | $ 204,623.32 | $ (10,073.91) | $ 290,850.00 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Utlities** | | | | | |
| 87100 | Electric | $ 80,000.00 | $ 54,549.05 | $ (7,267.93) | $ 75,000.00 |
| 87200 | Cable | $ 1,090,761.00 | $ 833,215.86 | $ 20,193.48 | $ 1,142,975.16 |
| 87400 | Propane/Natural Gas | $ 22,000.00 | $ 12,528.62 | $ (5,295.17) | $ 17,000.00 |
| 87500 | Water & Sewer | $ 14,000.00 | $ 10,155.75 | $ (459.00) | $ 14,000.00 |
| 87600 | Network/Phones | $ 4,000.00 | $ 3,764.08 | $ 1,018.77 | $ 5,500.00 |
| **Total Utilities** | | $ 1,210,761.00 | $ 914,213.36 | $ 8,190.15 | $ 1,254,475.16 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Recreation** | | | | | |
| 88120 | Pool Service Contract | $ 18,800.00 | $ 12,512.06 | $ (2,117.25) | $ 18,800.00 |
| 88130 | Pool Repair & Maintenance | $ 10,000.00 | $ 6,954.50 | $ (727.33) | $ 10,000.00 |
| 88200 | Recreation Equipment R&M | $ 1,000.00 | $ 906.51 | $ 208.68 | $ 1,000.00 |
| 88210 | Gym Equipment R&M | $ - | $ - | $ - | $ - |
| 88220 | Tennis Court R&M | $ 1,000.00 | $ 480.48 | $ (359.36) | $ 1,000.00 |
| 88230 | Gym Equipment Maint Cont | $ 1,650.00 | $ 1,650.00 | $ 550.00 | $ 1,650.00 |
| **Total: Recreation** | | $ 32,450.00 | $ 22,503.55 | $ (2,445.27) | $ 32,450.00 |

RIVER BRIDGE PROPERTY OWNERS ASSOCIATION
2021 APPROVED ANNUAL OPERATING BUDGET

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **Expenses: Social & Admin** | | | | | |
| 88320 | Travel Reimbursement | $ 550.00 | $ 91.27 | $ (428.31) | $ 550.00 |
| 88335 | Seminars | $ 600.00 | $ - | $ (600.00) | $ 600.00 |
| 88350 | Misc Supplies/Equipment | $ 4,200.00 | $ 1,511.75 | $ (2,184.33) | $ 4,200.00 |
| 88410 | SPC Entertainment | $ 42,265.00 | $ 14,822.64 | $ (22,501.48) | $ 32,965.00 |
| 88420 | SPC Food Catering | $ 17,850.00 | $ 3,078.35 | $ (13,745.53) | $ 13,000.00 |
| 88421 | Decoration | $ 4,500.00 | $ 211.99 | $ (4,217.35) | $ 3,900.00 |
| 88425 | Special Events | $ 6,700.00 | $ 2,004.29 | $ (4,027.61) | $ 6,700.00 |
| 88431 | Movie License Fee | $ 775.00 | $ 779.40 | $ 264.20 | $ 790.00 |
| 88510 | Printing Monthly Newsletter | $ 27,700.00 | $ 18,426.45 | $ (3,131.40) | $ 26,800.00 |
| 88540 | Postage & Mailing | $ 5,200.00 | $ 5,466.24 | $ 2,088.32 | $ 5,200.00 |
| **Total: Social & Admin** | | $ 110,340.00 | $ 46,392.38 | $ (48,483.49) | $ 94,705.00 |

| Acct | Description | 2020 Budget | 9 Month Actual | Variance | 2021 Approved Budget |
|---|---|---|---|---|---|
| **ANNUAL RESERVE AND CAPITAL FUNDING** | | | | | |
| 89550 | Annual Reserve Funding | $ 126,318.00 | $ 94,738.50 | $ - | $ 140,000.00 |
| 51100 | Golf cart | $ 5,000.00 | $ 3,749.94 | $ (0.08) | $ 6,000.00 |
| **Total Capital Projects Funding** | | $ 131,318.00 | $ 98,488.44 | $ (0.08) | $ 146,000.00 |

RIVER BRIDGE PROPERTY OWNERS ASSOCIATION
2021 APPROVED ANNUAL OPERATING BUDGET

| BUDGET SUMMARY | | | | Totals | Quarterly |
|---|---|---|---|---|---|
| | **Total Income** | | | $ 2,863,917.24 | $ 715,979.31 |
| | **Less Expenses:** | | | | $ - |
| | POA Operations | | | $ 577,733.20 | $ 144,433.30 |
| | Lakes | | | $ 76,100.00 | $ 19,025.00 |
| | Building Operations | | | $ 97,800.00 | $ 24,450.00 |
| | Landscaping | | | $ 291,248.00 | $ 72,812.00 |
| | Security | | | $ 290,850.00 | $ 72,712.50 |
| | Utilities | | | $ 1,254,475.16 | $ 313,618.79 |
| | Recreation | | | $ 32,450.00 | $ 8,112.50 |
| | Social & Admin | | | $ 94,705.00 | $ 23,676.25 |
| | Reserve and Captial Funding | | | $ 146,000.00 | $ 36,500.00 |
| | **Total Expenses** | | | $ 2,861,361.36 | $ 715,340.34 |
| | **Net Income** | | | $ 2,555.88 | $ 638.97 |
| **2021 Quarterly Assessments - 1134 Homes** | | | | | **$615.00** |
| **Reserve Analysis** | | **Projected 12/31/2020** | **2021 Budgeted Contribution** | **2021 Funds Budgeted for** | **Projected 12/31/2021** |
| 41000 | Buildings | $ 40,600.66 | $ 37,617.96 | $ - | $78,218.62 |
| 41200 | Roads | $ 116,260.82 | $ 24,000.00 | $ 6,000.00 | $134,260.82 |
| 41450 | MEP | $ 69,432.47 | $ 26,400.00 | $ - | $95,832.47 |
| 41500 | Grounds | $ 299,881.18 | $ 32,782.04 | $ 50,000.00 | $282,663.22 |
| 42000 | Recreation | $ 22,974.77 | $ 19,200.00 | | $42,174.77 |
| | **Total** | $ 549,149.90 | $ 140,000.00 | $ 56,000.00 | $633,149.90 |

**2021 Reserve Projects**

| | | | | | |
|---|---|---|---|---|---|
| 41200 | ROAD REPAIRS FROM ROOT DAMAGE- RIVER BRIDGE BLVD. | $ 6,000.00 | | | |
| 41500 | RIVER BRIDGE BLVD LANDSCAPE BEAUTIFICATION | $ 50,000.00 | | | |
| | **TOTAL** | **$ 56,000.00** | | | |