

Strip District Brownstones								
HOA Budget Proforma								
1 Year After 1st Conveyance								
					BUDGET		BUDGET	
					TOTAL		PER UNIT /	PER UNIT /
							PER YEAR	PER MONTH
# OF HOMEOWNERS					26			
MONTHLY ASSESSMENT FEE					\$93,600.00		\$3,600.00	\$300.00
EXPENSES								
ADMINISTRATIVE								
ACCOUNTING/ADMINISTRATIVE FEE					\$1,560.00		\$60.00	\$5.00
INSURANCE					\$1,872.00		\$72.00	\$6.00
MANAGEMENT FEE					\$7,800.00		\$300.00	\$25.00
LEGAL					\$624.00		\$24.00	\$2.00
OFFICE EXPENSE					\$624.00		\$24.00	\$2.00
TAX PREPARATION					\$624.00		\$24.00	\$2.00
TOTAL ADMINISTRATIVE					\$6,552.00		\$504.00	\$42.00
OPERATIONAL								
ELECTRICITY					\$3,120.00		\$120.00	\$10.00
LANDSCAPING					\$31,200.00		\$1,200.00	\$100.00
SNOW REMOVAL					\$31,200.00		\$1,200.00	\$100.00
MAINTENANCE					\$624.00		\$24.00	\$2.00
STORMWATER					\$624.00		\$24.00	\$2.00
TOTAL OPERATIONAL					\$66,768.00		\$2,568.00	\$214.00
RESERVE & REPLACEMENT								
PRIVATE STREET					\$12,168.00		\$468.00	\$39.00
MISC. RESERVE					\$1,560.00		\$60.00	\$5.00
TOTAL RESERVE & REPLACEMENT					\$13,728.00		\$528.00	\$44.00