

**The Villages of Garrison Creek - MPMA
2019 Operating Fund Budget**

As Adopted by the Board - October 30, 2018

Line#					2018	2018	2019
					Budget	Est. Actual	Rec. Budget
	Budgeted Lots				242	242	240
	Mo. Rates:	MPMA Assessment	A	\$	82.00	82.00	108.50
		Less Reserve Contribution	B	\$	26.00	26.00	32.00
		Available for Operations	C	\$	56.00	56.00	76.50
1	Income						
2		5110 - Master Association Assessment	A	\$	238,128	237,680	312,480
3		Less Reserve Contribution	B	\$	75,504	75,504	92,160
4		Available for Operations	C	\$	162,624	162,176	220,320
5	Expense						
6		7300 - Administrative Expenses					
7		7310 - Accounting			5,500	5,500	5,500
8		7315 - Auditing			1,750	0	1,800
9		7325 - Board Expense			750	1,810	500
10		7335 - Communications/Phone			0	353	400
11		7345 - Insurance			4,500	4,158	4,500
12		7350 - Legal Fees			6,000	8,991 L	9,000
13		7355 - LUS Monitoring & Secretarial			3,500	1,879	500
14		7358 - Meeting Room Expense			100	10	1,200
15		7361 - Newsletter			400	0	400
16		7375 - Office Supplies			350	422	350
17		7376 - Reserve Study			500	500	500
18		7380 - Social Events			350	0	350
19		7385 - Website			125	147	150
20		Total 7300 - Administrative Expenses			23,825	23,769	25,150
21		7400 - Contingency					
22		7410 - Contingency			14,960	14,960 L	22,032
23		Total 7400 - Contingency			14,960	14,960	22,032
24		7500 - Irrigation System					
25		7520 - Backflow Check			480	679	700
26		7530 - Routine Inspections			1,679	1,630	1,972
27		7540 - Repairs			8,390	6,158	7,000
28		7550 - System Startup			110	0	0
29		7560 - System Winterization			504	489	593
30		Total 7500 - Irrigation System			11,163	8,956	10,265
31		7600 - Grounds Maint-N of Creek					
32		7615 - Pocket Parks					
33		7615.01 - Phase 1-Mowing & Fertilizer			3,218	3,143	3,062
34		7615.02 - Phase 2-Mowing & Fertilizer			2,762	2,711	2,605
35		7615.05 - Phase 5-Mowing & Fertilizer			3,603	3,571	3,603
36		7615.06 - Phase 6-Mowing & Fertilizer			1,706	1,667	1,706
37		7615.07 - Phase 7-Mowing & Fertilizer			4,652	4,553	6,228
38		7615.08 - Phase 8-Mowing & Fertilizer			4,260	4,576	5,435
39		7615.09 - Phase 9-Mowing & Fertilizer			8,696	7,885	8,696
40		7615.10 - Phase 10-Mowing & Fertilizer			1,873	1,715	1,767
41		Total 7615 - Pocket Parks			30,770	29,822	33,102

The Villages of Garrison Creek - MPMA

2019 Operating Fund Budget

As Adopted by the Board - October 30, 2018

Line#					2018	2018	2019
					Budget	Est. Actual	Rec. Budget
42				7619 · Common Areas			
43				7620 · Mowing GVW-Gazebo-ClkTower-etc	20,691	20,088	20,696
44				7625 · Turf Sprays (Fert, Broadleaf)	2,913	2,828	2,912
45				7626 · Tree Sprays (Insecticides)	2,939	2,853	2,938
46				7627 · Weed Control (Sprays, weeding)	3,751	3,792	3,752
47				7650 · Tree & shrub pruning & removal	12,765	17,313	17,829
48				7655 · Plant & tree replacment	1,000	1,861	1,000
49				7660 · Fall leaf & dead plant cleanup	3,215	3,121	3,224
50				7665 · Walking Trails (except sidewalks)	3,706	6,234	4,000
51				Total 7619 · Common Areas	50,980	58,090	56,351
52				7670 · Other Routine Maint.			
53				7680 · Signage	110		1,500
54				7681 · Ponds.	1,300	1,323	1,350
55				7683 · Gazebo Pest Spraying	375	375	375
56				7685 · Bridge Pest Spraying	375	375	375
57				7687 · Pavement Crack Sealing	1,000		2,000
58				7689 · Sidewalks Repair	0		1,000
59				7690 · Snow Removal.	1,500		1,500
60				7691 · Drainage Maintenance	0		100
61				7693 · Street Lights	0	262	300
62				Total 7670 · Other Routine Maint.	4,660	2,335	8,500
63				Total 7600 · Grounds Maint-N of Creek	86,410	90,247	97,953
64				7800 · Grounds Maint-S of Creek			
65				7815 · Mowing			2,000
66				7862 · Tree Care	2,426	1,992	2,000
67				7864 · Creek weed & blackberry control	1,164	1,130	224
68				7865 · Walking trails-12 mo.	806	783	810
69				7866 · Misc			
70				Total 7800 · Grounds Maint-S of Creek	4,396	3,905	5,034
71				7900 · Utilities			
72				7910 · Electricity-Irrig & Ponds	9,200	9,034	9,200
73				7920 · Electricity-Street Lights	12,540	12,718	12,900
74				7940 · Natural Gas	130	128	130
75				7945 · Storm Water			12,000
76				7950 · Water	0	4,999	14,606
77				7951 · City Utility Tax	0	0	0
78				Total 7900 · Utilities	21,870	26,879	48,836
79				Total Expense	162,624	168,717	209,270
80				Net Ordinary Income	0	-6,541	11,050
81				Net Income	0	-6,541	11,050

**The Villages of Garrison Creek - MPMA
2019 Reserve Fund Budget**

As Adopted by the Board - October 30, 2018

Line #		2018 Budget	2018 Est Actual	2019 Budget
1	Beginning Reserve Fund Balance		157,604	189,513
2	Other Income			
3	9010 - Reserve Assessment	75,504	75,504	92,160
4	9020 - Interest Income	75	116	135
5	Total Other Income	75,579	75,620	92,295
6	Other Expense			
7	9502 - Asphalt Sealcoat and Repairs			
8	Phase II	2,952	3,718	
9	Phase VII	10,410	10,072	
10	Phase VIII	10,474	7,867	
11	Phase X	4,948	3,831	
	Phase VII Repair (near 1088 Creekside)		2,826	
12	9505 - Bark Dust Replacement	3,399	1,522	3,501
13	9535 - Gazebo Renovation		10,605	
14	9556 - Circulation Pump		1,964	
15	9580 - S of Creek-Cottonwd Tree Remov.	7,000		5,000
16	9581 - S of Creek-Tree Replacement	2,060		1,000
17	9582 - S of Creek-Willow Tree Thinning			1,000
18	9587 - Pond Maintenance.		1,306	
19	9587 - Dredge Large Pond	25,000		
20	Replace Phase I & II Light Pole Fixtures			4,774
21	Pavement Seal Coat Phase VI			10,772
22	Replace Small Pond Liner/Repair Bank			10,238
23	Replace Large Pond Liner or Dredge			25,750
24	Repair GVW & Walking Path Concrete			3,000
25	Paint Bridges Wood Surfaces			1,337
26	Paint/Repair Clock Tower Contingency			2,652
27	Replace Pond Sump Pump 3/4 HP			5,641
28	Tree Care - Roots & Trimming			5,000
29	Sidewalk Repair	10,000		
30	Total Other Expense	76,243	43,711	79,665
31	Net Other Income	-664	31,909	12,630
32	Ending Reserve Fund Balance-Estimated		189,513	202,143