

2019 Projected Budget 87 Units

Lincoln Commons

Homeowners Association

Income Payments

8265

8265

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8265

Total 99180

	January	February	March	April	May	June	July	August	September	October	November	December	Total
Insurance	3037	3037	3037	1900	1900	1900	1900	1900	1900	1900	1900	1900	1900
Trash Services	1218	1218	1218	1218	1218	1218	1218	1218	1218	1218	1218	1218	1218
CSU-Streetlights	70	70	70	70	70	70	70	70	70	70	70	70	70
CSU-Sprinklers	30	30	30	30	30	30	30	30	30	30	30	30	30
Irrigation/Water	500	500	500	500	2000	2000	2000	2000	2000	2000	2000	500	500
Office Supplies	100	0	0	0	100	0	100	0	0	100	0	0	0
Postage	60	0	0	60	0	60	0	0	0	0	0	0	0
SOS	10	0	0	0	0	0	0	0	0	0	0	0	0
Management Fee	250	250	250	250	250	250	250	250	250	250	250	250	250
Snow Removal	1500	1500	1500	1500	0	0	0	0	0	1500	1500	1500	1500
Poop Happens	440	440	440	440	440	440	440	440	440	440	440	440	440
Lawn Care	0	0	0	600	600	600	600	600	600	600	0	0	0
Bank Fee	25	25	25	25	25	25	25	25	25	25	25	25	25
Fire Inspection	80	0	0	0	0	80	0	0	0	0	0	0	0
Professional Fee	0	0	0	0	500	0	0	0	0	0	0	0	0
Legal Fee	84	84	84	84	84	83	83	83	83	83	83	83	83
Contingency/Savir	1459	1459	1459	1459	1459	1458	1458	1458	1458	1458	1458	1458	1458
Total	7320	7070	6593	7133	6673	6533	6693	6533	6673	7533	5933	5933	99180

Insurance Money

Hi Neighbors,

I apologize for the delay in the Lincoln Commons Townhome Homeowners Association Annual Budget Report. We finally have all 87 homes lived in! I was able to finalize the numbers and have a projected budget for 2019. In the future this will be done by the years end, I was just waiting on final numbers as the units were still being sold.

As it stands now, the homeowner dues are \$1,140 per year, which is divided into 12 payments of \$95 per month.

Break down of your \$1,140 yearly fee:

- Trash services: \$14 monthly, \$168 yearly
- Insurance Cost: \$21.66 monthly, \$260 yearly
- Poop removal in common area: \$5.10 monthly, \$61.25 yearly
- Street lighting: \$0.81 monthly, \$9.76 yearly
- Common Area maintenance: \$4.06 monthly, \$48.83 yearly
- Irrigation in common area: \$16.33 monthly, \$196.04 yearly
- Snow removal: \$8.72 monthly, \$104.65 yearly
- Management: \$2.90 monthly, \$34.88 yearly
- Miscellaneous: \$4.65 monthly, \$55.8 yearly
- Saving for repairs or maintenance of LC: \$16.77 monthly, \$201.24 yearly

Included is the Lincoln Commons Annual Report for 2018 along with the projected budget for 2019. The HOA fees may increase if the cost of a service(s) increases at any time. If you have any questions or concerns, please email lincolncommons0807@yahoo.com. Thank you