



2017 The Rock at Jocassee POA Budget

	Approved Budget for 2016 POA	As of Dec 31, 2016	Difference	Proposed Budget for 2017 POA
Projected Revenue				
164 lots at \$400.00	66,000.00	69,057.80		66,000.00
Allowance for delinquency	10,000.00			8,000.00
Paid lots for 2016 144				
Total Projected Revenue	56,000.00	69,872.54		58,000.00
Projected Expenses				
Accounting and Tax	200.00	180.00	20.00	200.00
Administrative Expense & Web management	2,000.00	3,301.60	-1,301.60	2,000.00
Insurance (Liability and D&O)	2,100.00	1,921.00	179.00	2,100.00
Electric- Blue Ridge	825.00	687.92	137.08	2,250.00
Legal Expense	3,100.00	35.00	3,065.00	2,500.00
Signage & Mailboxes	2,250.00	1,710.87	539.13	2,250.00
Erosion Control & Paving	3,400.00	2,600.00	800.00	3,400.00
Landscaping paid through Nov 2016	24,500.00	23,810.00	690.00	25,000.00
Street light maintained	500.00	0.00	500.00	500.00
Reserve for Future road resurfacing 125.00 per lot for total of 144 paid 2016	17,125.00	19,212.35		18,000.00
Total Projected Expenses	55,800.00	53,278.74	4,608.61	58,000.00

Note: At end of year, any surplus in operating account will be put in the Capital Reserves account, per the Bylaws of The Rock at Jocassee POA