



**Budget Summary - Operating**  
 The Communities of Wellington HOA, Inc.  
 2009

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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>INCOME</b>													
40-4000-00	\$-	\$140,000.00	\$10,000.00	\$6,000.00	\$142,500.00	\$12,500.00	\$6,000.00	\$2,500.00	\$2,500.00	\$-	\$-	\$-	\$322,000.00
Member Assessments													
40-4009-00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	6,000.00
Initiation Fees													
41-4110-00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	1,200.00
Interest Earned													
41-4230-00	-	-	2,250.00	-	-	-	-	-	2,250.00	-	-	-	4,500.00
Tennis Fees													
41-4231-00	-	-	-	3,666.00	-	-	3,667.00	-	-	3,667.00	-	-	11,000.00
Tennis - Youth Program													
41-4240-00	-	-	-	-	8,600.00	-	-	-	-	-	-	-	8,600.00
Swim Team Income													
	<b>\$600.00</b>	<b>\$140,600.00</b>	<b>\$12,850.00</b>	<b>\$10,266.00</b>	<b>\$151,700.00</b>	<b>\$13,100.00</b>	<b>\$10,267.00</b>	<b>\$3,100.00</b>	<b>\$5,350.00</b>	<b>\$4,267.00</b>	<b>\$600.00</b>	<b>\$600.00</b>	<b>\$353,300.00</b>
<b>EXPENSES</b>													
50-5010-00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	36,000.00
Management Fees													
50-5012-00	-	-	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	10,000.00
ACC Enforcement													
50-5020-00	-	-	200.00	-	-	-	-	2,000.00	-	-	-	-	2,200.00
Accounting Fees													
50-5030-00	1,300.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	200.00	3,500.00
Attorney Fees - HOA													
50-5120-00	333.00	333.00	333.00	333.00	333.00	333.00	333.00	333.00	333.00	333.00	333.00	337.00	4,000.00
Postage & Mail													
50-5130-00	1,500.00	150.00	500.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	3,500.00
Printing & Reproduction													
50-5200-00	-	-	-	-	-	-	-	3,500.00	-	-	-	5,100.00	8,600.00
Insurance													
53-5322-00	-	400.00	-	-	400.00	-	-	400.00	-	-	400.00	-	1,600.00
Newsletter Production													
53-5350-00	-	-	-	-	-	-	-	-	-	250.00	-	-	250.00
Johns Creek Association Fees													
53-5360-00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	1,200.00
Web Site													
53-5365-00	38.00	42.00	42.00	42.00	42.00	42.00	42.00	42.00	42.00	42.00	42.00	42.00	500.00
Calling Post													
54-5410-00	-	-	-	-	-	-	100.00	-	-	-	-	-	100.00
Property Taxes													
54-5490-00	-	-	6,500.00	-	-	-	-	-	-	-	-	-	6,500.00
Fed & State Income Taxes													



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54-5500-00	\$87.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$83.00	\$1,000.00
Misc. General & Admin.													
54-5670-00	-	50.00	-	-	-	50.00	-	-	50.00	-	-	-	150.00
Annual Meeting													
60-6005-00	-	-	-	750.00	-	-	-	-	-	-	-	-	750.00
Pool Permit													
60-6010-00	-	-	-	1,275.00	6,375.00	6,375.00	6,375.00	6,375.00	5,000.00	-	-	-	31,775.00
Pool Op Contract													
60-6015-00	-	-	-	-	1,000.00	550.00	600.00	600.00	600.00	-	-	-	3,350.00
Pool Maint.													
60-6020-00	-	-	-	-	100.00	100.00	100.00	100.00	100.00	-	-	-	500.00
Pool Supplies													
60-6030-00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	900.00
Pool Telephone													
60-6032-00	-	75.00	-	75.00	-	-	-	1,800.00	-	1,200.00	-	100.00	3,250.00
Pool Water & Sewer													
60-6034-00	50.00	80.00	75.00	150.00	375.00	650.00	1,175.00	1,125.00	1,350.00	1,125.00	100.00	50.00	6,305.00
Pool Electricity													
61-6120-00	-	-	250.00	-	-	250.00	-	-	250.00	-	-	250.00	1,000.00
Clubhouse Supplies													
61-6125-00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	125.00	1,500.00
Clubhouse Reservation Mgmt.													
61-6160-00	275.00	-	-	-	-	-	-	200.00	-	-	-	-	475.00
Clubhouse Security System													
61-6165-00	-	250.00	-	-	250.00	-	-	250.00	-	-	250.00	-	1,000.00
Clubhouse Operations-Key Fobs													
61-6190-00	700.00	250.00	275.00	425.00	275.00	1,090.00	1,190.00	275.00	850.00	426.00	375.00	375.00	6,506.00
Clubhouse Cleaning													
62-6235-00	-	-	1,000.00	-	6,374.00	9.00	-	-	-	-	-	-	7,383.00
Amenities Supplies													
62-6236-00	40.00	40.00	40.00	40.00	40.00	40.00	40.00	40.00	40.00	100.00	200.00	340.00	1,000.00
Amenities Gas													
63-6310-00	-	-	1,200.00	-	-	1,200.00	-	-	1,200.00	-	-	1,200.00	4,800.00
Tennis Court Operations													
63-6316-00	-	-	-	3,666.00	-	-	3,667.00	-	-	3,667.00	-	-	11,000.00
Tennis Program Fees													
63-6320-00	163.00	167.00	167.00	167.00	167.00	167.00	167.00	167.00	167.00	167.00	167.00	167.00	2,000.00
Tennis Court Supplies													
63-6334-00	462.00	458.00	458.00	458.00	458.00	458.00	458.00	458.00	458.00	458.00	458.00	458.00	5,500.00
Tennis Court Electricity													
64-6410-00	875.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	875.00	5,500.00
Entrance Electricity													



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64-6450-00 Irrigation Water	\$-	\$175.00	\$-	\$125.00	\$-	\$850.00	\$-	\$850.00	\$-	\$700.00	\$-	\$300.00	\$3,000.00
68-6810-00 Swim Team Operations	-	-	-	-	-	250.00	6,890.00	650.00	-	-	-	-	7,790.00
68-6855-00 Welcome Pak Materials	-	-	-	-	-	500.00	-	-	-	-	-	-	500.00
69-6905-00 Seasonal Decorations	-	-	-	-	-	-	-	2,500.00	-	-	-	2,500.00	5,000.00
69-6910-00 Social Activity & Events	600.00	1,250.00	-	-	3,500.00	1,300.00	350.00	-	350.00	350.00	500.00	3,800.00	12,000.00
70-7000-00 Landscaping Contract	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	3,735.00	44,820.00
70-7010-00 Landscape Expenses	-	-	-	-	7,746.00	100.00	200.00	200.00	200.00	2,700.00	100.00	-	11,246.00
70-7015-00 Pine straw Expense	-	-	-	-	-	10,500.00	-	-	-	-	-	4,000.00	14,500.00
70-7020-00 Seasonal Flowers	-	-	-	6,000.00	-	-	-	-	6,000.00	-	-	-	12,000.00
70-7105-00 Irrigation Contract	-	-	-	-	-	1,260.00	-	505.00	-	-	-	1,260.00	3,025.00
70-7110-00 Irrigation Maint.	-	-	-	-	550.00	550.00	650.00	650.00	550.00	550.00	500.00	-	4,000.00
70-7120-00 Fence Maintenance	-	-	-	1,500.00	-	-	-	-	1,500.00	-	-	-	3,000.00
80-8000-00 Painting Maint.	-	-	-	-	3,000.00	-	-	-	-	-	-	-	3,000.00
80-8020-00 Electrical Maint	250.00	-	250.00	-	-	-	250.00	-	-	-	250.00	-	1,000.00
80-8030-00 Plumbing Maint.	63.00	67.00	67.00	67.00	67.00	67.00	67.00	67.00	67.00	67.00	67.00	67.00	800.00
80-8040-00 Build/Struct. Maint.	87.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	1,000.00
80-8050-00 HVAC Service	-	-	-	-	500.00	-	-	-	-	-	500.00	-	1,000.00
80-8099-00 General Maint. & Repair	663.00	667.00	667.00	667.00	667.00	667.00	667.00	667.00	667.00	667.00	667.00	667.00	8,000.00
80-8180-00 Retention Pond Maint	-	-	-	1,375.00	-	-	-	-	1,375.00	-	-	-	2,750.00
80-8200-00 Vandalism Repairs	-	-	625.00	-	-	625.00	-	-	625.00	-	-	625.00	2,500.00
85-8515-00 Pest Control	105.00	-	105.00	-	105.00	-	105.00	-	105.00	-	105.00	-	630.00



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85-8516-00 Termite Bond	\$-	\$-	\$-	\$-	\$-	\$-	\$350.00	\$-	\$-	\$-	\$-	\$-	\$350.00
85-8530-00 Patrol officer	-	-	-	250.00	250.00	250.00	250.00	-	-	-	-	-	1,000.00
85-8590-00 Signage Expense	-	-	675.00	-	-	-	-	-	-	-	-	-	675.00
85-8599-00 Street Light Electricity	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	1,620.00
99-9598-00 Reserve Transfer - Out	-	-	-	-	-	-	-	-	-	-	-	34,500.00	34,500.00
	<b>\$14,761.00</b>	<b>\$12,365.00</b>	<b>\$22,340.00</b>	<b>\$26,426.00</b>	<b>\$41,635.00</b>	<b>\$37,294.00</b>	<b>\$33,087.00</b>	<b>\$32,815.00</b>	<b>\$30,940.00</b>	<b>\$21,863.00</b>	<b>\$14,075.00</b>	<b>\$65,699.00</b>	<b>\$353,300.00</b>
<b>Net - Operating Totals</b>	<b>(\$14,161.00)</b>	<b>\$128,235.00</b>	<b>(\$9,490.00)</b>	<b>(\$16,160.00)</b>	<b>\$110,065.00</b>	<b>(\$24,194.00)</b>	<b>(\$22,820.00)</b>	<b>(\$29,715.00)</b>	<b>(\$25,590.00)</b>	<b>(\$17,596.00)</b>	<b>(\$13,475.00)</b>	<b>(\$65,099.00)</b>	<b>\$0.00</b>



## Budget Summary - Reserve

The Communities of Wellington HOA, Inc.  
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Account	January	February	March	April	May	June	July	August	September	October	November	December	Total
<b>INCOME</b>													
41-4111-00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$6,000.00
Interest Earned Reserve Funds													
43-9597-00	-	-	-	-	-	-	-	-	-	-	-	34,500.00	34,500.00
Reserve Transfer - In													
	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$35,000.00	\$40,500.00
<b>EXPENSES</b>													
90-9016-00	-	-	-	-	-	800.00	-	-	-	-	-	-	800.00
Heating and Air Equipment													
96-9614-00	-	-	-	6,100.00	-	-	-	-	-	-	-	-	6,100.00
Club House Interior													
96-9619-00	-	-	-	15,000.00	-	-	-	-	-	-	-	-	15,000.00
Pool Furniture													
	\$0.00	\$0.00	\$0.00	\$21,100.00	\$0.00	\$800.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$21,900.00
<b>Net - Reserve Totals</b>													
	\$500.00	\$500.00	\$500.00	(\$20,600.00)	\$500.00	(\$300.00)	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$35,000.00	\$18,600.00