

**Cambridge Grove Homeowners Association, Inc.
2002 Annual Budget**

Income	2002	Notes
2002 Association Fee	\$ 52,850.00	Assumes 151 of 156 paying fees of \$350.00
2002 Late Fees	\$ 1,050.00	Assumes 30 late
Interest Income	\$ 1,800.00	Interest on Reserve Fund CD's & Money Market Savings
Lien Fees Collected		
2002 Total Income	\$ 55,700.00	<i>Total Projected Income</i>
Expenses		
Landscape Maintenance	\$ 9,000.00	Maintenance, Pine Straw & Miscellaneous Landscape
Seasonal Color	\$ 1,000.00	Flower Beds
Pool Maintenance	\$ 7,000.00	May 1 - Sept 30 (3x's a week Memorial Day-Labor Day)
Pool Repair	\$ 450.00	Potential Liability
Pest Control	\$ 270.00	Pool House
Phone	\$ 645.00	Pay Phone for Pool
Utilities	\$ 6,000.00	Electric & Water for Pool, Bathrooms & Irrigation
Insurance	\$ 1,750.00	Liability, Casualty, and D & O Coverage for the HOA
Property Taxes	\$ 640.00	Annual Property Tax Bill from Cobb County
Attorney's Fees	\$ 2,500.00	General Use
Web Site Design and Maintenance	\$ 240.00	Web Site Creation and Maintenance
Accountant	\$ 150.00	Annual Review and Tax Return
Sprinkler Maintenance	\$ 215.00	Winterize & Maintenance
General Maintenance	\$ 620.00	Potential for minor repairs
Socials/Newsletter	\$ 2,500.00	Newsletter, Social Functions, etc.
Administrative	\$ 2,500.00	Mailings, Postage, Copies, Fees, Etc.
Management Fee	\$ 6,000.00	Management Fee to McCreary Realty Management, Inc.
2002 Total Expenses	\$ 41,480.00	
Capital Improvements		
Improvement fund	\$ 6,000.00	Picnic Area, Pool furniture, etc.
2002 Total Capital Expenses	\$ 6,000.00	
2002 Total All Expenses	\$ 47,480.00	
<i>Total Reserve/Replacement Fund</i>	<u>\$ 8,000.00</u>	Currently \$30,000 in CD's and \$1000 in Money Market Funds
Balance	\$ 220.00	