

**GARDEN OAKS HOA  
APPROVED BUDGET FOR 2009**

<u>DESCRIPTION</u>	<u>BUDGET</u>
<b>OFFICE &amp; ADMIN EXP</b>	
Insurance	20,000.00
Professional Fees - CPA	6,300.00
Legal Fees	15,000.00
Management	126,072.00
Licenses & Permits	400.00
Office Expenses/Supplies	4,000.00
Newsletter	1,000.00
Background Checks	1,500.00
Meetings	900.00
Postage & Mailing	2,500.00
Telephones	1,500.00
Taxes	2,000.00
Bad Debts	50,000.00
<b>TOTAL OFFICE &amp; ADMIN EXP</b>	<b>231,172.00</b>
<b>SPECIAL EVENTS</b>	
Special Events	3,000.00
<b>TOTAL SPECIAL EVENTS</b>	<b>3,000.00</b>
<b>UTILITIES</b>	
F P & L	65,000.00
Water & Sewer	1,700.00
Comcast Cable Contract	150,130.00
<b>TOTAL UTILITIES</b>	<b>216,830.00</b>
<b>SECURITY</b>	
Security Contract (Wackenhut)	182,617.00
Gate (Front Entrance/Exit)	3,000.00
Office Alarm	405.00
<b>TOTAL SECURITY</b>	<b>186,022.00</b>
<b>GROUNDS</b>	
Tree Trimming	55,000.00
Landscape Contract/Insect Control	250,000.00
Pest Control Annual Contract	25,520.00
Landscape /Common Area	40,000.00
Irrigation	7,000.00
Lake Maintenance	3,000.00
Pump Repair/Replacement	5,000.00
Tennis Courts	100.00
Pressure Cleaning	3,500.00
Foreclosure Maintenance	7,500.00
<b>TOTAL GROUNDS</b>	<b>396,620.00</b>
<b>POOL</b>	
Pool Maintenance/Repairs	8,500.00
<b>TOTAL POOL</b>	<b>8,500.00</b>
<b>REPAIRS &amp; MAINTENANCE</b>	
Repairs & Maintenance	10,000.00
Storm Drain Cleaning	11,000.00
<b>TOTAL REPAIRS &amp; MAINTNENACE</b>	<b>21,000.00</b>
<b>MISC EXPENSE</b>	
Misc Expense	3,000.00
Contingency	62,456.00
<b>TOTAL MISC EXPENSE</b>	<b>65,456.00</b>
<b>TOTAL</b>	<b>1,128,600.00</b>

Maintenance Assessment

\$675 per quarter