

**Ruedi Shores HOA
2008 & 2007 Comparative**

| | Budget 2007 | Actual 2007 | Variance 2007 |
|---------------------------------|------------------------|------------------------|--------------------------|
| Assessment Income | \$ 59,280 | \$ 60,600 | \$ 1,320 |
| Water Fees | 41,040 | 42,390 | 1,350 |
| Trash Fees | 19,000 | 21,095 | 2,095 |
| Windward Ranch Income | 4,880 | 4,570 | (310) |
| Water Tap Fees | - | 5,000 | 5,000 |
| Road Impact & Construction Fees | - | 2,986 | 2,986 |
| Investment Income | 200 | 50 | (150) |
| Total Income | 124,400 | 136,691 | 12,291 |

| | | | |
|-------------------------------------|-----------------|--------------------|--------------------|
| Accounting | 13,800 | 14,425 | (625) |
| Management | 7,000 | 9,700 | (2,700) |
| Administration | 12,000 | 12,823 | (823) |
| Website | 500 | 340 | 160 |
| Insurance | 700 | 697 | 3 |
| Contributions | 250 | 250 | - |
| Defibrillators | 2,600 | 2,614 | (14) |
| Legal - General | 1,000 | 363 | 637 |
| Legal - Quiet Title Issue | - | 1,473 | (1,473) |
| Architectural - Administration | - | 4,610 | (4,610) |
| Architectural - Legal General | - | 5,511 | (5,511) |
| Architectural - Legal Mulchay | 1,000 | 9,769 | (8,769) |
| Road - Summer Maintenance | 10,000 | 12,577 | (2,577) |
| Road - Snow Plowing | 25,000 | 24,000 | 1,000 |
| Trash Service | 19,000 | 23,334 | (4,334) |
| Thistle Control | 5,000 | 6,600 | (1,600) |
| Entrance/Mail Facility Improvements | 3,000 | - | 3,000 |
| Water - Operations & Repairs | 10,000 | 14,825 | (4,825) |
| Water - Compliance & Legal | 12,000 | 2,072 | 9,928 |
| Water - Legal Smith Water Agreement | - | 1,237 | (1,237) |
| Water - Improvements & Hydrant | - | 8,871 | (8,871) |
| Contingency | - | - | - |
| Total Operating Expenses | 122,850 | 156,091 | (33,241) |
| Net Operating Income (Loss) | \$ 1,550 | \$ (19,400) | \$ (20,950) |

| Metro District Formation | | | |
|-------------------------------------|---------------|--------------------|--------------------|
| Special Assessments | \$ 30,800 | \$ 30,800 | \$ - |
| Metro District - Formation Costs | (30,000) | (44,851) | (14,851) |
| Net Metro District Formation | \$ 800 | \$ (14,051) | \$ (14,851) |

| Proposed Budget 2008 |
|-------------------------------------|
| \$ 114,000 |
| 40,040 |
| 28,540 |
| 7,040 |
| - |
| - |
| - |
| 189,620 |

| |
|-----------------|
| 15,000 |
| 12,000 |
| 12,000 |
| 500 |
| 700 |
| 300 |
| - |
| 1,000 |
| 2,000 |
| 3,000 |
| 2,000 |
| 2,500 |
| 30,000 |
| 42,000 |
| 25,000 |
| 6,000 |
| 1,000 |
| 15,000 |
| 10,000 |
| 2,000 |
| - |
| 6,500 |
| 188,500 |
| \$ 1,120 |

\$ 25,000

| | Proposed Dues 2008 | Quarterly Charge | Quarterly Total | Annual Total |
|-------------------|-------------------------------|---------------------|--------------------|-----------------|
| 76 HOA Dues | \$ 375 | \$ 28,500 | \$ 114,000 | |
| 77 Water Fees | 130 | 10,010 | 40,040 | |
| 55 Trash Fees | 115 | 6,325 | 25,300 | |
| RSHA Total | \$ 620 | 44,835 | 179,340 | |

| | | | |
|-------------------|-----|------------------|-------------------|
| 6 RC Trash Fees | 135 | 810 | 3,240 |
| 77 WR Access Fees | 160 | 1,760 | 7,040 |
| Total | | \$ 47,405 | \$ 189,620 |

| | 2007 Actual Dues | Q Charge | Total | Total |
|-------------------|-------------------------|------------------|-------------------|-------|
| 76 HOA Dues | \$ 195 | \$ 14,820 | \$ 59,280 | |
| 77 Water Fees | 135 | 10,395 | 41,580 | |
| 55 Trash Fees | 95 | 5,225 | 20,900 | |
| RSHA Total | \$ 425 | \$ 30,440 | \$ 121,760 | |

| | | | |
|-------------------|-----|------------------|-------------------|
| 77 WR Access Fees | 100 | 1,100 | 4,400 |
| Total | | \$ 31,540 | \$ 126,160 |

Special Assessment \$ 325
 covers 2007 unpaid formation costs \$ 15,000
 covers 2008 additional formation costs \$ 10,000