

NORTHGROVE CROSSINGS TOWNHOME ASSOCIATION  
 APPROVED BUDGET 2021  
 EFFECTIVE JANUARY 1, 2021

	2020 BUDGET	2021 BUDGET	INCREASE (DECREASE)
5120 Association Dues Jan & Feb without increase	115,500.00	19,250.00	(96,250.00)
5120 Association Dues March - December with increase	0.00	103,950.00	103,950.00
5121 Reserve Contrib towards driveway rplcmnt	8,000.00	1,300.00	(6,700.00)
5122 Int Capital Contrib	0.00	0.00	0.00
5130 Fines	0.00	0.00	0.00
5140 Repairs-Homeowners	0.00	0.00	0.00
5160 Legal	0.00	600.00	600.00
5190 Late Fees Income	0.00	0.00	0.00
5199 General Misc. Income	0.00	0.00	0.00
5400 Checking Interest	0.00	0.00	0.00
5410 Reserve Interest	0.00	0.00	0.00
	<b>123,500.00</b>	<b>125,100.00</b>	<b>1,600.00</b>
6002 Bad Debt	0.00	0.00	0.00
6310 Office Expense	1,000.00	1,000.00	0.00
6320 Management Fee	9,789.12	9,789.12	0.00
6350 Accounting/Audit	350.00	350.00	0.00
6370 Legal	160.00	600.00	440.00
6370 Insurance	820.00	820.00	0.00
6390 Misc. Administrative	0.00	0.00	0.00
6400 Electric	2,100.00	2,500.00	400.00
6410 Exterior Painting/caulking	5,000.00	3,000.00	(2,000.00)
6420 Lighting Maintenance	150.00	150.00	0.00
6500 Landscaping	32,000.00	32,000.00	0.00
6505 Landscaping Extras/Plantings/Mulch	3,000.00	15,000.00	12,000.00
6505 Landscaping Plantings/Removals	0.00	2,000.00	2,000.00
6510 Snow Contract	20,000.00	20,000.00	0.00
6515 Snow Removal Extras	5,000.00	8,000.00	3,000.00
6520 Sealcoating/Driveway	0.00	0.00	0.00
6520 Driveway Asphalt Repairs/Replacement	14,600.00	5,000.00	(9,600.00)
6521 Sidewalks/Concrete	2,000.00	2,400.00	400.00
6540 Fountain removal/installation/storage	515.00	650.00	135.00
6545 Pond Cleanup/ additional treatments/Black Dye	200.00	206.00	6.00
6545 Pond Chemicals	1,071.00	1,103.13	32.13
6410 Building powerwashing	5,000.00	4,000.00	(1,000.00)
6590 General Maintenance	6,000.00	4,200.00	(1,800.00)
Picnic	2,500.00	0.00	(2,500.00)
	<b>111,255.00</b>	<b>112,768.25</b>	<b>1,513.25</b>
Reserve Funding	12,244.88	12,331.75	86.87
Sealcoating Reserve	0.00	0.00	0.00
Initial Res Funding	0.00	0.00	0.00
Reserve Interest	0.00	0.00	0.00
	<b>123,499.88</b>	<b>125,100.00</b>	<b>1,600.12</b>
<b>DUES</b>	<b>2020</b>	<b>2021</b>	
	\$125.00	\$135	8.00%