

Sewickley Heights Manor Homes Association 2021 Budget, 11/24/20

	ACTUAL				BUDGET	
	2017	2018	2019	2020	2020	2021
REVENUE						
4010 Assessments	\$721,627.33	\$734,962.00	\$770,192.31	\$818,771.00	\$821,571.00	\$842,110.00
4011 Ridge Assess.	\$113,820.00	\$112,710.00	\$114,288.00	\$126,179.00	\$126,179.00	\$130,188.00
40111 Audit Adjustment (Prior Year Ridge Adjustment)	(\$3,183.94)	\$4,342.00	\$5,331.30	\$6,735.00	\$6,735.00	(\$1,904.00)
4020 Invest. Int.(General Acct.)	\$276.79	\$300.00	\$262.11	\$300.00	\$300.00	\$300.00
40253 Dividend Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
4040 Late Charges	\$4,900.00	\$2,100.00	\$3,300.00	\$4,100.00	\$3,000.00	\$3,000.00
4070 Fees/Members	\$5,350.00	\$10,750.00	\$19,600.00	\$17,100.00	\$10,000.00	\$10,000.00
4075 Fees/Others	\$0.00	\$0.00	\$0.00	\$33,500.00	\$0.00	\$0.00
4076 Fire Restoration	\$0.00	\$0.00	\$113,817.64		\$0.00	\$0.00
4077 Pool/Mem. Fees	\$3,693.55	\$2,751.00	\$2,345.10	\$0.00	\$2,000.00	\$2,000.00
4080 Gain on Sale of Investment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
4081 Gain/Loss on Sale of FA	\$0.00	\$0.00	\$0.00	(\$194.00)	\$0.00	\$0.00
Total Revenue	\$846,483.73	\$867,915.00	\$1,029,136.46	\$1,006,491.00	\$969,785.00	\$985,694.00
Total Revenue & Other Funds	\$846,483.73	\$867,915.00	\$1,029,136.46	\$1,006,491.00	\$969,785.00	\$985,694.00
ADMINISTRATION						
5010 Salaries/Wages	\$45,405.37	\$46,396.00	\$47,662.61	\$48,973.00	\$48,973.00	\$50,450.00
5011 Payroll Taxes	\$4,032.27	\$4,108.00	\$4,231.78	\$4,235.00	\$4,346.00	\$4,346.00
5012 Health Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
50121 Health Ins. Deductible	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5013 Disabil. Ins.	\$1,297.83	\$1,601.00	\$1,702.44	\$1,702.00	\$1,702.00	\$1,702.00
5014 Workers Comp.	\$90.80	\$93.00	\$77.10	\$102.00	\$102.00	\$95.00
5021 Legal Fees	\$8,060.75	\$8,280.00	\$5,083.45	\$6,500.00	\$7,800.00	\$6,669.00
5022 Audit Fees	\$9,605.00	\$10,602.00	\$11,221.00	\$10,933.00	\$10,500.00	\$10,725.00
5023 Engineering	\$0.00	\$0.00	\$0.00	\$3,750.00	\$800.00	\$250.00
5024 Arch. Serv.	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00	\$250.00
5040 Income Tax	\$22.00	\$49.00	\$48.00	\$0.00	\$0.00	\$0.00
5050 Water/Sewage	\$2,225.76	\$2,719.00	\$2,808.60	\$2,805.00	\$2,805.00	\$2,800.00
5051 Depreciation	\$0.00	\$0.00	\$0.00	\$115.50	\$0.00	\$555.00
5052 Copy Equip/Supp.	\$2,212.12	\$2,456.00	\$2,240.81	\$2,553.00	\$2,325.00	\$2,350.00
5053 Electric	\$2,206.25	\$2,391.00	\$2,315.50	\$2,275.00	\$2,350.00	\$2,290.00
5054 Columbia Gas	\$604.52	\$698.00	\$704.96	\$600.00	\$630.00	\$650.00
5055 Admin. Bldg.	\$3,063.84	\$2,190.00	\$2,273.35	\$2,300.00	\$2,500.00	\$2,520.00
5056 Insurance	\$7,037.40	\$7,430.00	\$8,765.90	\$10,500.00	\$10,500.00	\$9,430.00
5057 Office Supp./Print.	\$1,210.02	\$2,030.00	\$2,558.85	\$1,400.00	\$1,500.00	\$1,750.00
5058 Telephone	\$3,271.93	\$3,516.00	\$3,585.64	\$3,600.00	\$3,500.00	\$3,400.00
5059 Postage	\$1,072.30	\$1,115.00	\$1,020.30	\$1,100.00	\$1,100.00	\$1,050.00
5070 Payroll Service	\$1,827.93	\$2,534.00	\$3,123.42	\$3,600.00	\$3,100.00	\$3,600.00
5080 Computer Rel.	\$1,944.22	\$1,181.00	\$567.05	\$2,000.00	\$3,000.00	\$2,000.00
5099 Other	\$331.81	\$1,662.00	\$2,414.82	\$2,200.00	\$1,800.00	\$2,400.00
50991 Bee Spraying	\$0.00	\$0.00	-\$351.00	\$0.00	\$0.00	\$0.00
50993 Fire Recovery	\$0.00	\$0.00	\$171,758.13		\$0.00	\$0.00
Subtotal	\$95,522.12	\$101,051.00	\$273,812.71	\$111,243.50	\$109,833.00	\$109,282.00
MAINTENANCE BLDG.						
5250 Water/Sewage	\$2,194.26	\$2,716.00	\$2,415.02	\$2,600.00	\$2,700.00	\$2,780.00
5253 Electricity	\$786.82	\$293.00	\$95.45	\$920.00	\$900.00	\$900.00

	ACTUAL				BUDGET	
	2017	2018	2019	2020	2020	2021
5254 Columbia Gas	\$1,068.78	\$735.00	\$285.17	\$500.00	\$950.00	\$900.00
5257 Supplies	\$0.00	\$12.00	\$14.97	\$0.00	\$500.00	\$100.00
5299 Other	\$0.00	\$981.00	\$0.00	\$0.00	\$500.00	\$100.00
Subtotal	\$4,049.86	\$4,737.00	\$2,810.61	\$4,020.00	\$5,550.00	\$4,780.00
MANOR LANDSCAPE						
5310 Wages - Manor	\$72,285.38	\$54,225.00	\$16,661.02	\$19,000.00	\$28,448.00	\$26,240.00
53101 Overtime	\$0.00	\$0.00	\$0.00	\$130.00	\$0.00	\$0.00
5311 Payroll Taxes - Manor	\$8,665.98	\$6,250.00	\$1,887.88	\$2,200.00	\$3,109.00	\$2,955.00
5312 Health Ins.	\$5,054.90	\$1,274.00	\$0.00	\$0.00	\$0.00	\$0.00
53121 Health Ins. Deductible	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5313 Short Term Disabil.	\$249.49	\$56.00	\$0.00	\$0.00	\$0.00	\$0.00
5314 Work. Comp.	\$3,284.39	\$3,523.00	\$2,174.36	\$1,300.00	\$1,856.00	\$1,710.00
5315 Landscape Contract	\$0.00	\$87,709.00	\$93,121.20	\$88,286.00	\$88,286.00	\$51,927.00
5316 Transfer to Ridge	-\$52.93	-\$363.00	-\$123.77	\$0.00	\$0.00	\$0.00
5330 Retaining Walls, etc.	\$990.82	\$0.00	\$365.05	\$0.00	\$500.00	\$500.00
5340 Rock Beds	\$383.06	\$107.00	\$995.10	\$1,979.00	\$1,000.00	\$1,700.00
5342 Mulch - Manor	\$0.00	-\$25.00	-\$156.97	\$0.00	\$0.00	\$0.00
5344 Remove/replace Trees/Shrubs	\$13,776.34	\$8,771.00	\$4,282.83	\$8,225.00	\$12,605.00	\$16,232.00
5346 Top Soil	\$711.55	\$593.00	\$406.60	\$70.00	\$450.00	\$450.00
5347 Grass Seed(Mush.Manure)	\$486.81	\$422.00	\$547.23	-\$100.00	\$750.00	\$750.00
5351 Depreciation	\$0.00	\$0.00	\$2,694.96	\$2,917.00	\$2,693.00	\$2,694.00
5360 Fertilizer	\$7,762.85	\$7,763.00	\$7,762.85	\$8,057.00	\$8,057.00	\$8,057.00
5361 Insect./Cont.Treat - Manor	\$0.00	\$0.00	\$2,327.25	\$2,327.00	\$2,327.00	\$2,327.00
5370 Lime/Dorm. Oil Spray	\$40.07	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5380 Prune/Shear	\$4,280.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5390 Tools/Supplies	\$2,688.96	\$935.00	\$113.53	\$200.00	\$200.00	\$200.00
5391 Gas/Oil	\$3,855.70	\$2,114.00	\$1,522.72	\$800.00	\$1,700.00	\$1,000.00
53910 Service Truck	\$1,370.19	\$758.00	\$517.92	\$970.00	\$400.00	\$1,000.00
5392 Equip. Maint.	\$4,274.74	\$3,102.00	\$448.21	\$500.00	\$500.00	\$600.00
5393 Equip. Rental	\$3,492.49	\$3,765.00	\$3,151.05	\$7,848.00	\$3,700.00	\$4,945.00
5395 Truck Ins.	\$1,148.20	\$1,376.00	\$1,031.81	\$754.00	\$1,378.00	\$1,378.00
5396 Disposal	\$700.00	\$700.00	\$0.00	\$500.00	\$500.00	\$500.00
5399 Other	\$3,760.65	\$1,722.00	\$3,682.63	\$2,000.00	\$2,400.00	\$2,500.00
Subtotal	\$139,209.64	\$184,777.00	\$143,413.46	\$147,963.00	\$160,859.00	\$127,665.00
RIDGE						
5320 Contract Land. Ridge/Tax	\$73,724.77	\$78,049.00	\$80,241.41	\$86,159.00	\$86,159.00	\$86,159.00
Tree Removal	\$0.00	\$0.00	\$7,787.93	\$5,000.00	\$6,500.00	\$3,658.00
53991 Miscellaneous	\$1,435.93	\$2,128.00	\$8,344.86	\$9,350.00	\$4,268.00	\$1,693.00
5353 Ridge Electric	\$189.66	\$174.00	\$121.43	\$200.00	\$200.00	\$200.00
Subtotal	\$75,350.36	\$80,351.00	\$96,495.63	\$100,709.00	\$97,127.00	\$91,710.00
POOL/REC.						
5410 Wages	\$8,709.46	\$7,530.00	\$4,627.50	\$8,370.00	\$8,280.00	\$8,050.00
54101 Overtime	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5411 Payroll Tax	\$1,168.45	\$1,110.00	\$638.75	\$1,063.00	\$1,145.00	\$1,115.00
5414 Worker's Comp.	\$514.79	\$526.00	\$338.00	\$545.00	\$545.00	\$525.00
5450 Water/Sewage	\$1,107.61	\$743.00	\$1,171.79	\$1,540.00	\$1,500.00	\$1,020.00

	ACTUAL				BUDGET	
	2017	2018	2019	2020	2020	2021
5451 Depreciation	\$1,382.00	\$2,126.00	\$3,580.46	\$3,627.00	\$3,627.00	\$3,680.00
5452 Supplies	\$6,099.49	\$5,991.00	\$6,261.37	\$8,300.00	\$6,300.00	\$6,200.00
5453 Electricity	\$4,833.77	\$4,310.00	\$4,190.04	\$4,300.00	\$4,500.00	\$4,325.00
5458 Telephone	\$185.82	\$181.00	\$172.70	\$350.00	\$225.00	\$200.00
5462 Maintenance	\$2,564.53	\$3,173.00	\$2,343.58	\$6,600.00	\$3,150.00	\$2,900.00
5463 Equipment Rental	\$0.00	\$0.00	\$241.29	\$458.00	\$0.00	\$0.00
5496 Disposal	\$299.93	\$278.00	\$251.87	\$0.00	\$400.00	\$450.00
5499 Other	\$4,530.50	\$2,088.00	\$5,627.10	\$2,500.00	\$2,700.00	\$2,737.00
Subtotal	\$31,396.35	\$28,056.00	\$29,444.45	\$37,653.00	\$32,372.00	\$31,182.00

RESIDENTIAL						
5610 Wages	\$53,700.69	\$66,925.00	\$72,359.60	\$79,000.00	\$84,769.00	\$93,148.00
56101 Overtime	\$2,034.26	\$3,246.00	\$2,613.26	\$2,000.00	\$3,000.00	\$2,700.00
5611 Payroll Tax	\$4,965.29	\$6,249.00	\$7,162.71	\$7,200.00	\$7,910.00	\$8,307.00
5612 Health Ins.	\$13,699.86	\$16,277.00	\$15,926.87	\$18,850.00	\$19,000.00	\$21,690.00
56121 Health Ins. Deductible	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5613 Disabil. Ins.	\$1,617.60	\$1,722.00	\$1,689.00	\$1,790.00	\$1,750.00	\$1,850.00
5614 Worker's Comp.	\$3,278.00	\$3,526.00	\$4,175.26	\$5,748.00	\$5,748.00	\$6,230.00
5616 Transfer to Ridge	\$0.00	\$0.00	-\$464.16	-\$1,311.81	\$0.00	\$0.00
5625 Contract Residential	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5630 Ext. Lighting	\$3,247.12	\$2,130.00	\$1,322.72	\$1,700.00	\$2,000.00	\$1,800.00
5640 Bldg. Mater./Supp.	\$10,869.42	\$11,618.00	\$11,064.49	\$14,500.00	\$10,275.00	\$12,378.00
5651 Depreciation	\$7,031.01	\$10,378.00	\$14,255.04	\$14,253.00	\$14,253.00	\$14,256.00
5660 Painting	\$96,560.53	\$107,775.00	\$99,894.00	\$94,960.00	\$89,810.00	\$169,500.00
5680 Gutters/Flash.	\$12.72	\$0.00	\$169.00	\$0.00	\$200.00	\$200.00
5691 Gas/Oil	\$1,784.33	\$2,858.00	\$1,860.45	\$1,500.00	\$2,400.00	\$2,000.00
56910 Truck Maint.	\$1,429.15	\$296.00	\$976.43	\$200.00	\$700.00	\$700.00
5692 Equip. Maint.	\$21.38	\$80.00	\$319.63	\$0.00	\$50.00	\$50.00
5693 Equip. Rental	\$3,605.91	\$4,767.00	\$2,701.15	\$3,000.00	\$4,800.00	\$5,000.00
5695 Truck Ins.	\$1,368.42	\$1,669.00	\$1,243.57	\$1,000.00	\$1,700.00	\$1,700.00
5696 Disposal	\$560.00	\$485.00	\$280.00	\$600.00	\$600.00	\$450.00
5699 Other	\$1,367.91	\$3,870.00	\$1,540.26	\$2,000.00	\$3,100.00	\$2,895.00
Subtotal	\$207,153.60	\$243,871.00	\$239,089.28	\$246,989.19	\$252,065.00	\$344,854.00

PAVED AREA						
5740 Snow Rem./ Supp.	\$2,747.88	\$2,748.00	\$451.72	\$2,200.00	\$3,055.00	\$3,055.00
5750 Maintenance	\$4,513.09	\$7,399.00	\$9,972.00	\$7,500.00	\$7,000.00	\$6,000.00
5799 Other	\$1,803.07	\$698.00	\$1,616.77	\$0.00	\$500.00	\$250.00
Subtotal	\$9,064.04	\$10,845.00	\$12,040.49	\$9,700.00	\$10,555.00	\$9,305.00

TOTAL EXPENSES	\$561,745.97	\$653,688.00	\$797,106.63	\$658,277.69	\$668,361.00	\$718,778.00
TOTAL REVENUE	\$846,483.73	\$867,915.00	\$1,029,136.46	\$1,006,491.00	\$969,785.00	\$985,694.00
CAPITAL EXPENDITURE	\$0.00	\$0.00	\$0.00	\$5,550.00	\$0.00	\$0.00

NET BEFORE CONT. TO RESERVES	\$284,737.76	\$214,227.00	\$232,029.83	\$342,663.31	\$301,424.00	\$266,916.00
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