

PRVA Operating Budget for 2016

Operating Expenses - 2016					
Major Item	% of Budget		Sub Item		Comments
Budget Income		\$235,200.00	Association Fees Collected	\$235,200.00	\$200/month * 98 units
Grounds Maintenance	17.0%	\$40,000.00			ALL Landscaping - Lawn Mowing, Pruning, Spring/Fall Cleanup, Chemical Application
Snow Plowing/Sanding	12.8%	\$30,000.00			ALL Landscaping - (actual amount may vary depending on snowfall)
Loan payments	26.0%	\$61,200.00			Approx. 3+ yrs remaining on 1st loan, 6+ yrs on 2nd loan.
Insurance	18.3%	\$43,000.00			Philadelphia Insurance
Rubbish Removal	9.8%	\$23,000.00			Millbury Rubbish (includes cost of annual trash day)
Buildings/Assets	8.0%	\$18,800.00			
			Handyman Retainer	\$4,800.00	Danny's retainer (\$400/month)
			General Maintenance	\$14,000.00	Material/Labor for site maintenance (cover's Danny and outside contractor work)
Accounting Services	2.6%	\$6,000.00			Fees for services of PRVA accountant
Hydrants	1.4%	\$3,225.00			
			Hydrant Rental	\$1,700.00	Aquarion - hydrant rental annual fee
			Hydrant Maintenance	\$1,525.00	HydraTech - hydrant maintenance/testing (performed Oct 2015)
Office	0.4%	\$1,000.00			
			Office Supplies	\$500.00	
			Web	\$200.00	
			Postage	\$300.00	
Electricity	0.7%	\$1,600.00			
Legal Services	0.6%	\$1,500.00			
Taxes	0.2%	\$500.00			
Total Expenses	97.7%	\$229,825.00			
Available Reserve Payment	2.3%	\$5,375.00			
TOTAL Expenses + RESERVE Payment		\$235,200.00			
Reserve Starting Balance		\$28,565.30			
Reserve addition		\$5,375.00			
PROJECTED Reserve Ending Balance		\$33,940.30			