

		West Cove D			
		2020-2021			
		Fiscal Year Sept 1, 2020 to Aug 31, 2021			
			2019-2020	2020-2021	
		REVENUES	226512	232999	
			2019-2020	2020-2021	
			Approved	Approved	
		OPERATING EXPENSES:			
	7520	AUDIT	2700	2800	
	7530	INSURANCE	25850	29433	
	7535	LEGAL	2000	2000	
	7540	MANAGEMENT FEE	16868	17472	
	7550	OFFICE EXPENSE	1000	1000	
	7552	POSTAGE	1200	1200	
	7555	COMMUNICATIONS	1100	1300	
	7560	TRASH REMOVAL	6500	8500	
		TOTAL OPERATING EXPENSES	57218	63705	
			2019-2020	2020-2021	
		SUMMER MAINTENANCE:	Approved	Approved	
	7606	Roads/Bluestone Walks/Drainage	3000	3000	
	7610	Water/Sewer	500	500	
	7652	Routine Structure Maintenance	1500	1500	
	7710	Grounds Maintenance/Mulching/Planting	24000	24000	
	7720	TREE REMOVAL/Landscaping	7000	7000	
	7750	RESTAINING - WALKS/DECKS	17000	17000	
	7740	RESTAINING - UNITS	500	500	
	7760	LAWN CARE	3400	3400	
		TOTAL SUMMER MAINTENANCE	56900	56900	
			2019-2020	2020-2021	
		WINTER MAINTENANCE:	Approved	Proposed	
	7904	SNOW REMOVAL-WALKWAYS	12000	12000	
	7911	SNOW REMOVAL-SANDING	5000	5000	
	7908	SNOW REMOVAL-DRIVEWAYS	6000	6000	
	7907	SNOW REMOVAL-DECKS	1500	1500	
	7909	SNOW REMOVAL-ROOFS	3000	3000	
		TOTAL WINTER MAINTENANCE	27500	27500	
		TOTAL OPERATING EXPENSES:	141618	148105	
		Excess over Expenses			
			2019-2020	2020-2021	
		RESERVES:	Approved	Approved	
	7951	COMMON AREA RESERVES	81090	81090	
	7952	OPERATING RESERVES	1000	1000	
		OPERATING RESERVES-STAINING	2804	2804	
		TOTAL RESERVES	84894	84894	
	5100	ANNUAL UNIT ASSESSMENT	4356	4481	
		QUARTERLY UNIT ASSESSMENT	1089	1120	
		MONTHLY UNIT ASSESSMENT	363	373	
		GRAND TOTAL EXPENSES	226512	232999	