

BTPOA 2008 BALANCE SHEET

as of 11/11/2008

Assets - Account Balances

CD 1	\$ 6,556
CD 2	\$ 22,836
CD 3	\$ 40,126
CD 4	\$ 12,781
Working	\$ 2,873
Total	\$ 85,171

Liabilities and Owner Equity

Plan Review Fees	\$ 6,300
Owner Equity	\$ 78,871
Total	\$ 85,171

Historical Perspective

Account Balances	12/31/2004	12/31/2005	12/31/2006	12/31/2007
CD 5/19 (4.88%)	\$ 3,702	\$ 3,957	\$ 6,175	\$ 6,452
CD 5/28, 11/28 (3.29%)	\$ 20,475	\$ 20,794	\$ 21,529	\$ 22,428
CD 5/28, 11/28 (4.88%)	\$ 30,735	\$ 31,228	\$ 37,516	\$ 39,397
CD 5/19 (4.88%)	\$ -	\$ -	\$ 12,000	\$ 12,548
Working	\$ 24,115	\$ 26,144	\$ 9,654	\$ 4,265
Total	\$ 79,027	\$ 82,123	\$ 86,874	\$ 85,091
Increase (Decrease)		\$ 3,096	\$ 4,751	\$ (1,783)

11/11/2008

Income and Spending

12/31/2007 through 12/31/2008

Category	Total
Income Categories	
Annual Dues	33,915.50
Directory Ads	20.00
Fine	515.56
HOA Statements	200.00
Investment Income	7.04
Total Income Categories	34,658.10
Expense Categories	
Bank Charge	25.20
Beautification Committee	10,811.97
Covenant Compliance Expenses	4,845.81
Dues and Subscriptions	26.00
Insurance	2,455.00
Legal-Prof Fees	1,345.77
Licenses and Permits	50.00
Meetings	1,268.54
Printing, Postage, Office Supp	1,381.05
Return Fee for Build	1,800.00
Taxes	1,129.27
Utilities, Bus	284.00
Water Augmentation	10,460.72
Web Site	119.98
Welcoming Committee Expenses	47.13
Total Expense Categories	36,050.44
Grand Total	(1,392.34)

BTPOA 2008 BUDGET

Expense Category	2007			2008		Description
	Budget	Actual	Diff	Budget		
Architectural Control	\$ 300	\$ -	\$ (300)	\$ 300		Review of plans
Bank Charges	\$ -	\$ 28	\$ 28	\$ -		Service fees, return check charges, etc.
Beautification & Trails	\$ 5,100	\$ 2,951	\$ (2,149)	\$ 6,000		Maintenance of entrances, trails, roadside
Covenant Compliance	\$ 6,000	\$ 6,388	\$ 388	\$ 6,000		Jeanne Thomas, 10 hr/month, \$50/hr
Dues & Subscriptions	\$ 45	\$ 45	\$ -	\$ 45		Membership in NEPCO
Flood Control	\$ 200	\$ -	\$ (200)	\$ 200		Engineer's review plus maintenance work
Forestry Committee	\$ 300	\$ 38	\$ (262)	\$ 300		Beetle and mistletoe survey
Meetings	\$ 1,000	\$ 763	\$ (237)	\$ 1,000		Meeting room and refreshments
Insurance	\$ 2,600	\$ 2,558	\$ (42)	\$ 3,000		Gen. liability, officers and directors liability
Legal and Professional	\$ 2,000	\$ 1,033	\$ (967)	\$ 2,000		Attorney time, tax return preparation
Printing, Mailing & Supplies	\$ 3,800	\$ 2,955	\$ (845)	\$ 3,800		BT Log, directory, notices, office supplies
Taxes	\$ 250	\$ 556	\$ 306	\$ 250		Income taxes on interest income
Utilities	\$ 400	\$ 416	\$ 16	\$ 400		Lights at Scottswood and Highway 105
Water Augmentation	\$ 9,100	\$ 9,158	\$ 58	\$ 11,000		BT share in Great Divide Water Company
Web Site	\$ 300	\$ -	\$ (300)	\$ 500		Web site hosting, software tools, etc.
Welcoming Committee	\$ 500	\$ 87	\$ (413)	\$ 500		Printing or purchasing materials, birdhouses
Reserve	\$ -	\$ -	\$ -	\$ -		To cover contingencies
Total Expenses	\$ 31,895	\$ 26,975	\$ (4,920)	\$ 35,295		
Revenue Category						
						Description
Dues (incl late fees)	\$ 18,504	\$ 18,625	\$ 121	\$ 30,840		257 lots x \$120 per lot
HOA Statements	\$ 1,200	\$ 857	\$ (343)	\$ 500		10 x \$50 statement fee
Plan Review	\$ 200	\$ 100	\$ (100)	\$ 200		Assumes two house plans reviewed
Interest	\$ 2,849	\$ 4,168	\$ 1,319	\$ 2,000		Interest on CDs (2.4% on \$85,000)
Fines	\$ -	\$ 1,412	\$ 1,412	\$ -		Fines for Covenant Violations
Directory Ads	\$ -	\$ 30	\$ 30	\$ -		Income from BT Phone Ads
From Reserves	\$ 9,142	\$ -	\$ (9,142)	\$ 1,755		To cover deficit
Total Revenue	\$ 31,895	\$ 25,192	\$ (6,703)	\$ 35,295		
Net Surplus (Deficit)			\$ (1,783)			