



2009 Budget Assumptions

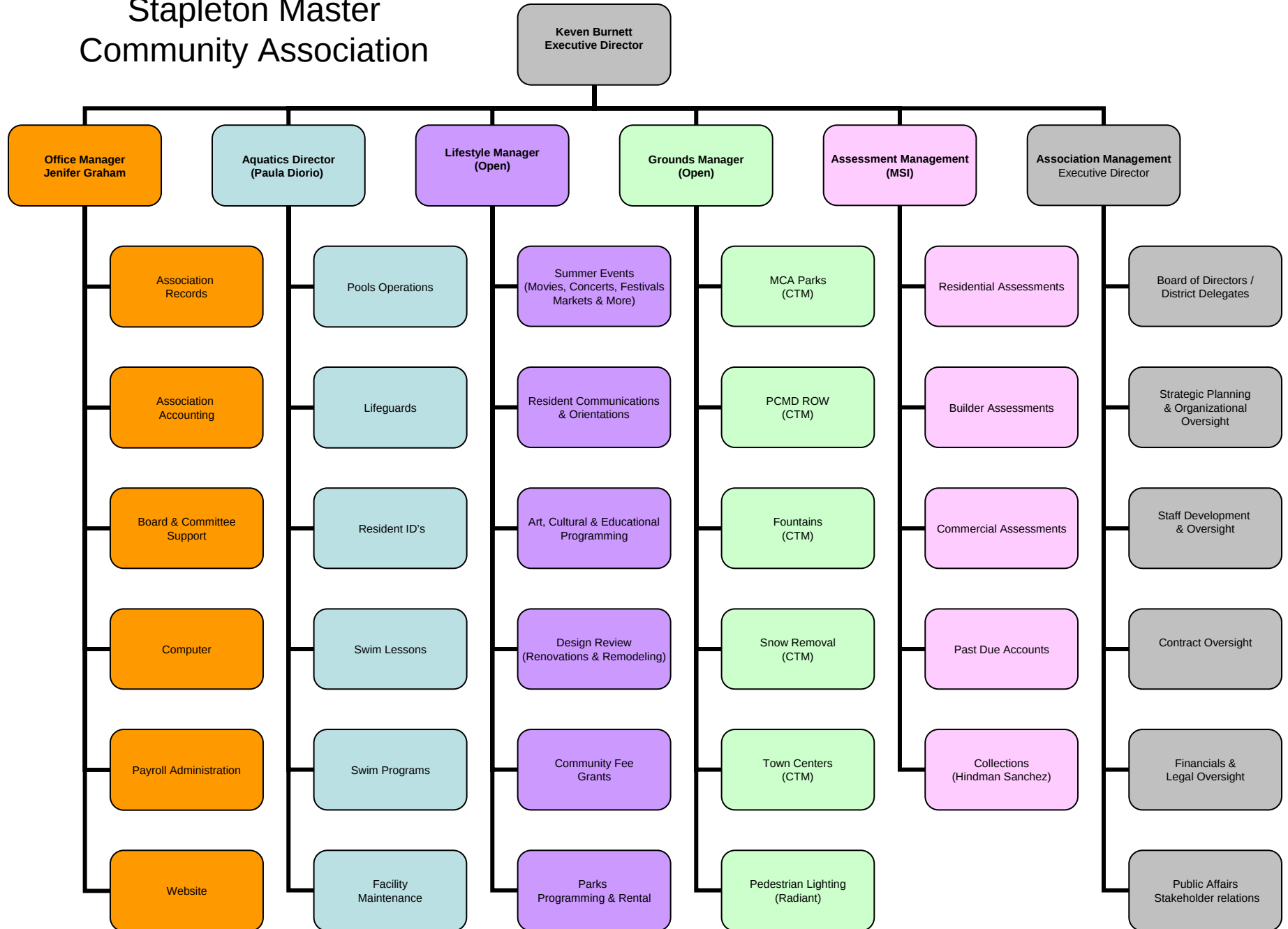
October 31, 2008

1. Residential Assessments will remain at \$36/month
2. Commercial Assessments remain as is.
3. We will continue to see 25 new sales per month.
4. Residential Development will continue in filings 19, 22 & 24
5. Commercial Development will continue in filing 7
6. MCA will be responsible for 22 acres of parks including filings 11, 12 and 15.
7. MCA through the PCMD contract will be responsible for 54 combined acres of roadway median and frontage.
8. MCA will operate 3 pools from Memorial Day to Labor Day
9. MCA will be adding staff to manage pools, events, and other community programming.
10. MCA will "Not" be renewing the Pool Contract or the Events Contract with Wild Iris.

Reserve and Improvement Fund Budget Assumptions

1. Aviator pool must be re-plastered for 2009 (\$70K)
2. Alley replacement will be held at a minimum (\$15K – \$25K)
3. Continued development of Founders Green as the primary event and cultural arts facility for Stapleton. (\$15K)

Stapleton Master Community Association



Stapleton Master Community Association

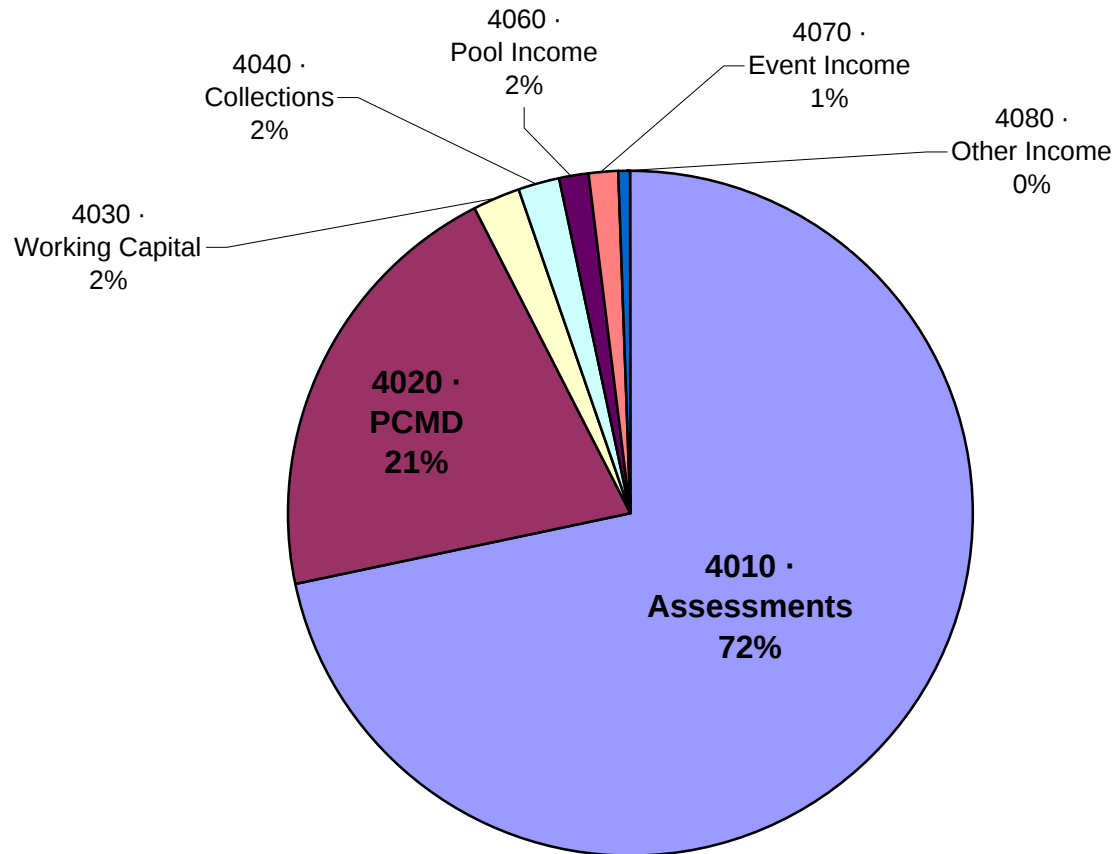
2009 Budget Overview

January through December 2009

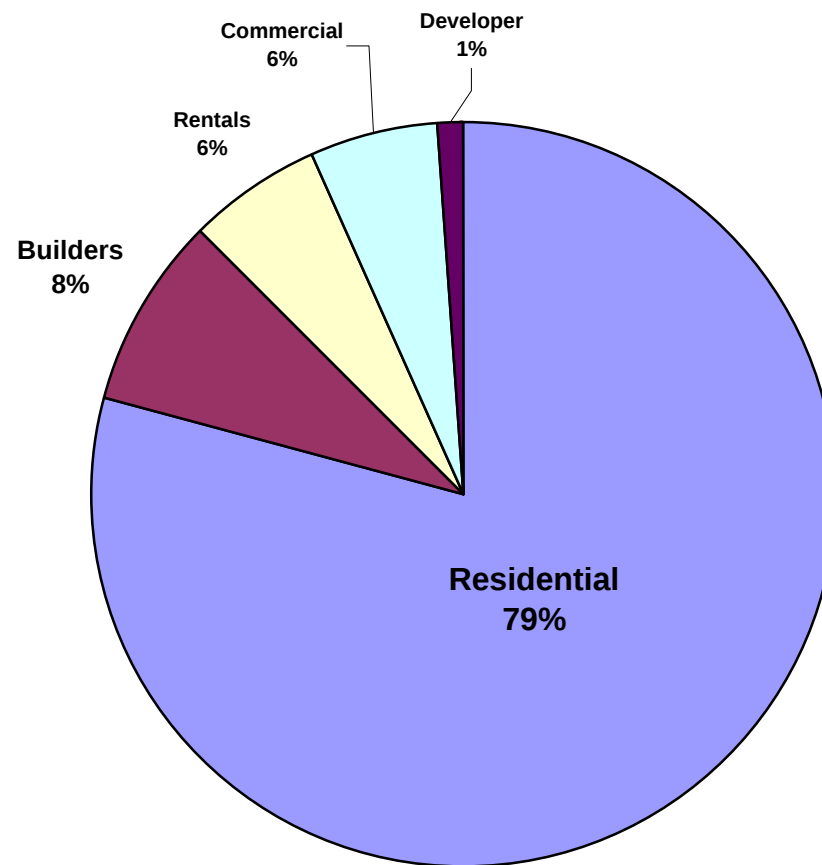
Accrual Basis

	<u>Jan - Dec 09</u>
Ordinary Income/Expense	
Income	
4010 · Assessments	1,952,892.00
4020 · PCMD	570,450.00
4030 · Working Capital	60,000.00
4040 · Collections	47,000.00
4060 · Pool Income	41,155.00
4070 · Event Income	40,000.00
4080 · Other Income	13,000.00
Total Income	<u>2,724,497.00</u>
Expense	
5010 · Administration & Payroll	504,670.00
5020 · Office & Community Room	106,392.00
5030 · Assessment Management	111,012.00
5040 · Professional Services	25,165.00
5060 · Insurance	80,352.00
5100 · Programming & Events	200,200.00
5210 · SMCA Operations	338,456.00
5220 · SMCA Utilities	112,600.00
5300 · PCMD Operations	474,500.00
5320 · PCMD Utilities	114,450.00
5400 · Pool Operations	401,196.00
5900 · Reserve/Capital Fund Transfers	255,504.00
Total Expense	<u>2,724,497.00</u>
Net Ordinary Income	0.00
Other Income/Expense	
Other Income	
6010 · Reserve Funds	233,304.00
6020 · Capital Improvement Fund	30,000.00
6050 · Community Fee Fund	29,800.00
Total Other Income	<u>293,104.00</u>
Other Expense	
7000 · Reserve Fund Projects	50,000.00
7020 · Capital Improvement Projects	30,000.00
7050 · Community Fee Projects	13,000.00
Total Other Expense	<u>93,000.00</u>
Net Other Income	<u>200,104.00</u>
Net Income	<u><u>200,104.00</u></u>

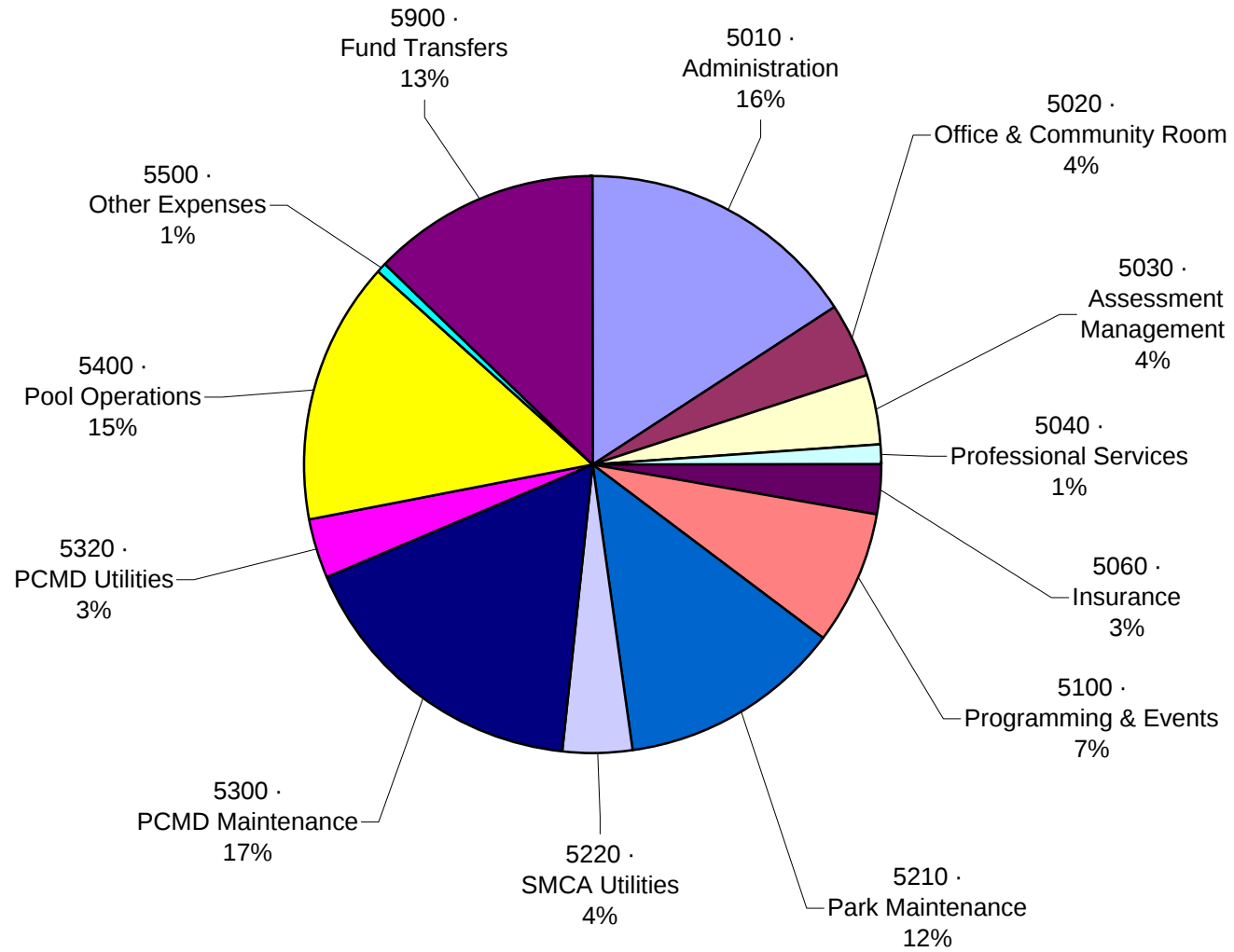
2009 MCA Income Projections



2009 Assessment Projections



2009 MCA Expense Projections



**2009 MCA Expense Projections
(Non-District)**

