

Code	Income	12- Month Budget 2022		12- Month Actuals 2022		12- Month Budget 2023		12- Month Actuals 2023		12- Month Budget 2024		12- Month Actuals 2024		12- Month Budget 2025	2024 to 2025 Budget Comparison
	Assessments														
6110-0000	Homeowners	\$ 109,000.00	60%	\$ 69,374.23	58%	\$ 210,000.00	96%	\$ 211,984.97	53%	\$ 239,070.00	92%	\$169,306.13	68%	\$ 227,850.00	
6110-7000	Vacant Lots - Private Owners/Builders	\$ 60,000.00	33%									\$0.00		\$ 46,200.00	
	Prepaid Income			\$ 7,312.65	6%			\$ 130,890.00	32%						
	Reimbursements														
6185-0000	Legal Reimbursement											\$118.41			
6170-0000	Insurance Reimbursement			\$ 15,659.00	13%			\$ 18,505.00	5%			\$4,400.00	2%		
	Fees			\$ 50.00	0%							\$7,800.00	3%		
6229-0000	HOA Assessment Late			\$ 310.00	0%			\$ 460.00	0%	\$ 1,800.00	1%				
6213-2000	HOA Doc Fee			\$ 1,850.00	2%			\$ 1,750.00	0%	\$ 1,000.00	0%	\$2,050.00	1%	\$ 1,500.00	
6117-1000	New Home Construction (Road Maint Fee)							\$ 3,900.00	1%	\$ 2,400.00	1%	\$8,100.00	3%	\$ 9,000.00	
6175-0000	Architectural Review Fee							\$ 15,350.00	4%	\$ 1,500.00	1%	\$26,100.00	10%	\$ 18,000.00	
6213-0000	Seller's/Buyer's Transfer Fee			\$ 23,000.00	19%	\$ 8,000.00	4%	\$ 12,200.00	3%	\$ 8,000.00	3%	\$20,800.00	8%	\$ 12,000.00	
6114-1000	Fines			\$ 120.00	0%			\$ 1,000.00	0%	\$ 1,000.00	0%	\$2,050.00	1%		
6200-0000	Interest							\$ 5,760.66	1%	\$ 3,700.00	1%	\$6,915.99	3%	\$ 2,520.00	
6224-0003	Gate Stickers			\$ 540.00	0%			\$ 1,080.00	0%	\$ 700.00	0%	\$2,680.00	1%	\$ 260.00	
	Other	\$ 14,000.00	8%	\$ 1,542.03	1%	\$ 300.00	0%								
	Total Income	\$ 183,000.00		\$ 119,757.91	65%	\$ 218,300.00		\$ 402,880.63	185%	\$ 259,170.00		\$ 250,320.53	97%	\$ 317,330.00	\$ 58,160.00
Code	Expenses	12- Month Budget 2022	% of Total	12- Month Actuals 2022	% of Total	12- Month Budget 2023	% of Total	12- Month Actuals 2023	% of Total	12- Month Budget 2024	% of Total	12- Month Actuals 2024	% of Total	12- Month Budget 2025	Increase Decrease
	Reserve Deposits														
7150-0000	Capital Reserve Deposit									\$ 57,370.00	22.1%	\$22,229.00	8.2%	\$ 49,235.92	\$ (8,134.08)
	Taxes and Insurance														
7320-0000	Property Insurance	\$ 5,600.00	3.1%	\$ 5,281.00	2.2%	\$ 5,600.00	2.6%	\$ 4,970.00	2.9%	\$ 5,600.00	2.2%	\$5,507.00	2.0%	\$ 5,600.00	\$ -
	Loans	\$ 23,220.00	12.7%	\$ 22,107.20	9.2%	\$ 24,250.00	11.1%	\$ 42,067.11	24.3%						
	Professional Fees	\$ -		\$ 33,237.09	13.8%	\$ -		\$ 4,000.00	2.3%	\$ 1,000.00	0.4%	\$3,211.66	1.2%		
7620-0000	Rental Space											\$915.00	0.3%	\$ 1,700.00	
7405-0000	ACC McAlpine Consulting Service Charges	\$ -		\$ -		\$ 1,000.00	0.5%	\$ (2,700.00)	-1.6%	\$ 100.00	0.0%	\$15,100.00	5.6%	\$ 18,000.00	
7420-0000	Website Domain											\$167.91	0.1%	\$ 175.00	
	Landscaping	\$ 5,000.00	2.7%	\$ 10,715.00	4.4%	\$ 17,000.00	7.8%	\$ 8,734.61	5.0%						
7960-0000	Road / Street / Curbs														
7402-0000	Miscellaneous (storms, trees, emergencies)											\$0.00	0.0%	\$ 1,500.00	\$1,500.00
8210-0000	Exterminating											\$0.00	0.0%	\$ 100.00	\$100.00
	Contracts														
7610-0000	1st American Management	\$ 24,900.00	13.6%	\$ 33,237.09	13.8%	\$ 38,000.00	17.4%	\$ 29,281.76	16.9%	\$ 35,000.00	13.5%	\$34,873.54	12.8%	\$ 41,600.00	\$6,600.00
7950-0000	Snow Removal	\$ 18,000.00	9.8%	\$ 27,587.50	11.4%	\$ 29,000.00	13.3%	\$ 23,200.00	13.4%	\$ 30,000.00	11.6%	\$44,482.50	16.4%	\$ 30,000.00	\$0.00
8220-0000	Trash and Recycle (Republic)	\$ 27,000.00	14.8%	\$ 33,581.40	13.9%	\$ 30,000.00	13.7%	\$ 29,824.97	17.2%	\$ 41,400.00	16.0%	\$54,566.94	20.1%	\$ 72,580.08	\$31,180.08
7960-0000	Grounds Care/Grounds Care Supplies	\$ 1,800.00	1.0%							\$ 10,000.00	3.9%	\$2,091.57	0.8%	\$ 5,000.00	
8225-0100	Gates (S&K)											\$5,064.00	1.9%	\$ 5,100.00	
8225-7000	Camera											\$4,716.00	1.7%	\$ 4,800.00	
8225-6000	Alarm											\$2,987.40	1.1%	\$ 3,000.00	
8225-2000	Phone / Internet											\$4,020.00	1.5%	\$ 4,000.00	
	Legal Expenses														
7399-0000	Legal Fees - Collections													\$ 4,000.00	\$4,000.00
7400-0004	Legal Fees - Counsel	\$ 15,000.00	8.2%	\$ 14,390.88	6.0%	\$ 15,000.00	6.9%	\$ 8,866.36	5.1%	\$ 14,500.00	5.6%	\$29,755.29	10.9%	\$ 17,500.00	\$3,000.00
	Maintenance														
7969-2000	Front Waterfall											\$0.00	0.0%	\$ 500.00	\$500.00
7987-0000	Lights	\$ 6,000.00	3.3%	\$ 2,824.00	1.2%	\$ 3,000.00	1.4%	\$ 2,516.00	1.5%	\$ 22,000.00	8.5%	\$16,818.84	6.2%	\$ 15,000.00	(\$7,000.00)
7971-0000	Security Gate Maintenance									\$ 15,500.00	6.0%	\$4,336.77	1.6%	\$ 7,000.00	(\$8,500.00)
	Repairs														
7982-0000	Road Repair	\$ 30,000.00	16.4%	\$ 17,044.32	7.1%	\$ 30,000.00	13.7%	\$ 1,180.67	0.7%	\$ 14,000.00	5.4%	\$9,548.75	3.5%	\$ 10,000.00	(\$4,000.00)
7971-0000	Security Gate Damage	\$ 16,000.00	8.7%	\$ 27,317.28	11.3%	\$ 15,500.00	7.1%	\$ 10,644.60	6.1%			\$0.00	0.0%		
	Administrative														
7500-0000	Administrative											\$64.82	0.0%	\$ 100.00	\$100.00
	Supplies														
7910-0000	Maintenance Supplies											\$43.55	0.0%		
7913-0000	Gate Decal Expense											\$2,173.50	0.8%		
7502-0000	Office Supplies	\$ 1,100.00	0.6%	\$ 1,947.14	0.8%	\$ 250.00	0.1%	\$ 394.56	0.2%	\$ 400.00	0.2%	\$883.75	0.3%	\$ 1,200.00	\$800.00
7929-0000	Seasonal & Holiday Décor											\$0.00	0.0%	\$ 2,715.00	\$2,715.00
	Committee Budgets														
7963-0000	Landscape												0.0%	\$ 6,500.00	\$6,500.00
8306-0000	Social	\$ -		\$ 679.95	0.3%	\$ 1,000.00	0.5%	\$ 435.00	0.3%	\$ 1,000.00	0.4%	\$624.33	0.2%	\$ 2,000.00	\$1,000.00
	Utilities/Other Services														
8120-0001	Electric Common	\$ 5,600.00	3.1%	\$ 5,103.88	2.1%	\$ 5,000.00	2.3%	\$ 5,514.00	3.2%	\$ 7,800.00	3.0%	\$6,579.67	2.4%	\$ 7,200.00	(\$600.00)
8130-0001	Water Common	\$ 600.00	0.3%	\$ 218.92	0.1%	\$ 500.00	0.2%	\$ 139.81	0.1%	\$ 300.00	0.1%	\$403.80	0.1%	\$ 360.00	\$60.00
7454-0000	Telephone/Internet	\$ 3,180.00	1.7%	\$ 6,080.25	2.5%	\$ 3,200.00	1.5%	\$ 4,252.55	2.5%	\$ 3,200.00	1.2%	\$791.45	0.3%	\$ 864.00	(\$2,336.00)
	Total Expenses	\$ 183,000.00		\$ 241,352.90		\$ 218,300.00		\$ 173,322.00		\$ 259,170.00		\$271,957.04		\$ 317,330.00	\$58,160.00

\$ - (\$121,594.99) \$ - \$229,558.63 \$ - \$ (21,636.51) \$ -