

Budget 2022-2023

		FY	Expenses	Budget vs.	2022-2023	Year to Year	
		2021-2022	Dec 2020 -	Expenses	Proposed	Budget	Notes
		Budget	Nov 2021 YTD	Difference	Budget	Comparison	
Administration							
	7030 Bank Charges	0	0	0	0	0	
	7031 Office Supplies	1,000	1,056	-56	1,000	0	
	7032 Printing & Postage	10,500	7,025	3,475	10,500	0	
	7033 Taxes & Fees	100	61	39	100	0	
	7034 Management Fees	35,000	34,479	521	35,000	0	
	7035 Web Page	1,400	790	610	1,400	0	
	7036 Legal Fees	17,000	14,211	2,789	17,000	0	
	7037 Accountant Fees	2,250	4,500	-2,250	2,250	0	
	7038 Bad Debt	300	0	300	0	-300	
	7039 Reserve study	2,250	6,970	-4,720	2,750	500	
	Total Administration	69,800	69,092	708	70,000	200	
Maintenance							
	7040 Lawn Maintenance	125,000	114,100	10,900	138,240	13,240	
	7041 Yard Waste Pickup Serv	9,600	10,100	-500	9,600	0	
	7042 Canal Maintenance	5,000	4,750	250	4,500	-500	
	7043 Gate Maintenance	3,000	1,659	1,341	2,500	-500	
	7044 Gazebo Maintenance	3,000	180	2,820	2,000	-1,000	
	7045 Common Area & Signs	200	1,680	-1,480	200	0	
	7046 Road Repairs	2,500	0	2,500	0	-2,500	
	7047 Fence Repairs	1,000	2,796	-1,796	1,000	0	
	7048 Tree Trimming	6,000	6,900	-900	6,000	0	
	7049 Maintenance Supplies	2,000	1,148	852	1,000	-1,000	
	7050 Restroom Cleaning	815	1,661	-846	2,000	1,185	
	7051 Fence Washing	3,500	3,500	0	3,800	300	
	7052 Pest control	1,100	1,952	-852	1,100	0	
	7053 Capital Improvements	5,200	10,983	-5,783	0	-5,200	
	7054 Culvert Repair	3,000	5,000	-2,000	0	-3,000	
	Total Maintenance	170,915	166,409	4,506	171,940	1,025	
Utilities							
	7060 Electric	6,050	4,599	1,451	6,050	0	
	7061 Telephone (Gate)	660	525	135	660	0	
	7062 Water	2,200	986	1,214	1,200	-1,000	
	7063 Refuse Collection	20,330	20,077	253	22,700	2,370	
	Total Utilities	29,240	26,187	3,053	30,610	1,370	
Insurance							
	7070 Workers Comp	812	616	196	659	-153	
	7071 Bond	1,374	0	1,374	1,374	0	
	7072 Umbrella	1,000	1,081	-81	1,135	135	
	7073 Liability Package	5,711	5,507	204	5,782	71	
	7074 Directors & Officers	2,304	3,623	-1,319	3,877	1,573	
	Total Insurance	11,201	10,827	374	12,827	1,626	
Other Expenses							
	7080 Gate Clickers	0	334	-334	0	0	
	7081 Miscellaneous/Unanticip	2,000	3,864	-1,864	2,000	0	
	7082 Welcome Committee	300	9	291	300	0	

Budget 2022-2023

	7083 Sunshine Committee	150	152	-2	150	0
	7084 Memorial Fund	100	0	100	100	0
	7085 Annual Meeting	500	0	500	500	0
	7086 Advertising	500	0	500	0	-500
	7087 Documents Committee	0	0	0	0	0
	Total Other Expenses	3,550	4,359	-809	3,050	-500
	Total Operating Expenses	284,706	276,874	7,832	288,427	3,721
	8001 Reserves Contribution	74,307	65,604	8,703	52,166	-22,141
	Operating Expenses + Reserves	359,013	342,478	16,535	340,593	-18,420
	Contingency Fund Excess	-58,520			-13,657	
	Total Expenses	300,493	342,478	16,535	326,936	26,443
	Assessment	892			970	78
	CPI 11/30/2020 6.8% + 2% =8.8% increase allowable	26,443	max increase allowed		326,936	
	Contingency Fund					
	Current Balance			105,948		
				92,291	4 mo. Maximum	
			Difference	13,657	over 4-months apply to budget	