

	<b>SF</b>	<b>TH</b>
No. Homes	231	64
Assessment Frequency	4	12
Proposed Assessment	155	215

2023 Budget	GL Account Number	Description	2024 Budget	Master Fund	TH Fund
\$ 107,184	40000	Assessments	\$ 143,220	\$ 143,220	\$ -
165,120	40001	Townhome Assessment	165,120	-	165,120
2,000	40045	Interest - reserves	3,400	3,400	-
-	50100	Bank charges	100	78	22
500	50104	Bad debt	-	-	-
-	50145	Tax Prep	600	470	130
4,200	50150	Legal Expenses	6,000	4,698	1,302
39,165	50155	Insurance	45,000	6,000	39,000
14,354	50160	Management services	15,000	11,746	3,254
200	50170	Meetings	100	78	22
1,845	50205	Accounting	4,000	3,132	868
2,003	50215	Property tax	2,700	2,114	586
-	50245	Website	200	157	43
5,250	50300	Administrative	4,200	3,289	911
37,800	60010	Electricity	35,200	27,563	7,637
10,250	60020	Trash removal	9,000	-	9,000
12,000	60025	Water and Sewer	7,000	5,481	1,519
3,255	60035	Clubhouse Telephone	2,800	2,193	607
-	65050	Gate maint/repairs	600	470	130
5,525	65125	General Maintenance	9,800	7,674	2,126
23,500	65150	Townhome Maintenance	20,000	-	20,000
20,525	66000	Landscape contract - Common Open Space	19,400	15,191	4,209
32,105	66001	Landscape contract - Townhomes	36,100	-	36,100
3,150	66020	Irrigation Repairs	1,800	1,409	391
2,700	66030	Miscellaneous Landscaping Expenses - Common	4,000	3,132	868
2,350	66031	Miscellaneous Landscaping Expenses - TH	7,500	-	7,500
13,200	66500	Pool contract	14,000	10,963	3,037
131	66505	Pool Permit	200	157	43
8,000	66515	Pool maint/repairs	30,000	23,492	6,508
4,000	66520	Pool supplies	6,000	4,698	1,302
3,000	70000	Clubhouse Repairs	5,000	3,915	1,085
				8,519	16,921

Overall	
Income	311,740
Expense	(286,300)
	25,440

Master - Adj	
Income	146,620
Expense	(138,101)
	8,519

Townhome - Adj	
Income	165,120
Expense	(148,199)
	16,921