

**Budget Summary - The Greene HOA FY 2023**

<b>INCOME</b>			<b>FY2023 Budget</b>		<b>FY2022 Budget</b>
	Regular Assessment Income		<b>128,400</b>	<i>Basis \$1200 x 107 Lots</i>	<b>128,400</b>
	User Income (clubhouse rents)		600		600
	Collection Processing Fees		400		400
	Late Fees & Interest		120		120
	Legal Reimbursements		400		400
			<b>Total Income</b>	<b>\$129,920</b>	<b>\$129,920</b>
<b>% of Total</b>	<b>Expenses</b>	<b>Annualized Items</b>			
<b>3.5%</b>	<b>Administrative Expenses</b>		<b>4,492</b>		<b>2,014</b>
	General Administrative	1069			240
	Collection Charges	525			480
	Decorations	260			0
	Office Supplies	312			120
	Storage boxes & tech security	946			24
	Website Maintenance	480			250
	Other Admin Services	900			900
<b>3.1%</b>	<b>Communications</b>		<b>4,010</b>		<b>3,415</b>
	Community Events	1,250			2,000
	P.O. Box annual charge +180	180			
	Printing & Copying	660			1,055
	Postage	1,920			360
<b>7.0%</b>	<b>Insurance</b>		<b>9,088</b>		<b>5,983</b>
	Umbrella Liability	677			496
	Crime/Fidelity	177			0
	Directors and Officers Liability	1,907			1,908
	General Liability	2,764			1,073
	Property	3,563			2,506
<b>14.9%</b>	<b>Utilities</b>		<b>19,400</b>		<b>15,150</b>
	Electricity +2,000	7,640			7,000
	Gas Service	972			720
	Water	8,256			5,000
	Telephone Service	900			840
	Internet Service	1,632			1,590
<b>14.9%</b>	<b>Landscaping</b>		<b>19,380</b>		<b>27,448</b>
	Grounds & Landscaping	12,300			13,548
	Landscape Repairs	2,130			3,400
	Tree Maintenance	4,950			10,500
<b>0.2%</b>	<b>Operations</b>		<b>200</b>		<b>200</b>
	Permits & Licenses	200			200
<b>13.2%</b>	<b>Contracted Services</b>		<b>17,143</b>		<b>16,320</b>
	Door Entry Svcs (alarms monitoring)	780			780
	Pest Control	535			240
	Pool Management	15,828			15,300

*[Handwritten Signature]*

*10/5/22*

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<b>20.0%</b>	<b>Repairs &amp; Maintenance</b>		<b>26,047</b>		<b>32,830</b>
	Clubhouse +3000	3,360			5,970
	Common Area R&M +2,000	3,200			3,700
	Equipment Rent/Repair + 820 trailer	1,180			1,200
	Caretakers (FMA) House *2,000	2,282			400
	Janitorial Supplies	200			0
	Lighting Supplies R&M	540			0
	Locks & Keys	160			360
	Pool Supplies R&M	1800			800
	Recreation (playground)	13,000			6,000
	Sidewalk	0			14,000
	Signage	200			200
	Vehicle Gas & Maint	125			200
<b>14.0%</b>	<b>Professional Services</b>		<b>18,136</b>		<b>14,537</b>
	Audit & Tax Services	450			425
	Legal Services (collections)	1,000			1,500
	Legal - General Counsel	1,000			1,600
	Management Fees	11,286			11,012
	Other Professional Svcs	4,400			0
<b>0.0%</b>	<b>Taxes</b>		<b>24</b>		<b>23</b>
	Property Tax	24			23
<b>9.2%</b>	<b>Contributions to Reserves</b>		<b>12,000</b>		<b>12,000</b>
	Replacement Reserve Fund	12,000			12,000
			<b>Total Expenses</b>	<b>\$129,920</b>	<b>129,920</b>
<b>BALANCED BUDGET</b>			<b>Net Result Surplus or (Loss)</b>	<b>\$0</b>	<b>\$0</b>
	<b>Reserve fund Income</b>				
	Reserve Contribution - savings	12,000			12,000
	Interest Earned	48			48
	<b>Total Reserve Income</b>		<b>12,048</b>		<b>12,048</b>
	<b>Reserve Expenses</b>				
	Other Professional service				3,500
	Playground - to be determined				7,000
	Common Area				0
	<b>Total Reserve Expense</b>		<b>0</b>		<b>10,500</b>
			<b>Reserve Net Result Surplus or (Loss)</b>	<b>\$12,048</b>	

 Wilson 10/5/20