

# BLOOMFIELD CLUB II HOMEOWNERS ASSOCIATION

## 2024 PROPOSED Budget

August 21, 2023

Income	2023	2024 BUDGET	VARIANCE
<b>ASSESSMENT INCOME</b>			
Operating Assessment	\$ 223,265.00	\$ 223,265.00	\$ -
Reserve Assessment	\$ 111,826.00	\$ 111,826.00	\$ -
Recreational Assessment	\$ 179,712.00	\$ 179,712.00	\$ -
<b>TOTAL ASSESSMENT INCOME</b>	<b>\$ 514,803.00</b>	<b>\$ 514,803.00</b>	<b>\$ -</b>
<b>MISCELLANEOUS INCOME</b>			
Rules Fines	\$ 2,000.00	\$ 2,000.00	\$ -
Late Fees	\$ 2,000.00	\$ 2,000.00	\$ -
<b>TOTAL MISCELLANEOUS INCOME</b>	<b>\$ 4,000.00</b>	<b>\$ 4,000.00</b>	<b>\$ -</b>
<b>INTEREST INCOME</b>			
Reserve Interest	\$ 19,430.00	\$ 19,430.00	\$ -
<b>TOTAL INTEREST INCOME</b>	<b>\$ 19,430.00</b>	<b>\$ 19,430.00</b>	<b>\$ -</b>
<b>TOTAL ALL INCOME</b>	<b>\$ 538,233.00</b>	<b>\$ 538,233.00</b>	<b>\$ -</b>

### PER UNIT MONTHLY FEE

	2023	2024 BUDGET	VARIANCE
Operating Assessment	119.27	119.27	0.00
Reserve Assessment	59.74	59.74	(0.00)
Recreational Assessment	96.00	96.00	0.00
<b>TOTAL MONTHLY ASSESSMENT FEE</b>	<b>275.01</b>	<b>275.00</b>	<b>-0.01</b>

Expenses	2023	2024 BUDGET	VARIANCE
<b>ADMINISTRATIVE EXPENSES</b>			
Recording Secretary	\$ 747.00	\$ 747.00	\$ -
Office Supplies and Expenses	\$ 350.00	\$ 350.00	\$ -
Postage	\$ 424.00	\$ 500.00	\$ 76.00
Printing	\$ 245.00	\$ 245.00	\$ -
Management Fee	\$ 19,943.00	\$ 19,943.00	\$ -
Audit Fees	\$ 3,100.00	\$ 3,300.00	\$ 200.00
Legal Fees	\$ 1,500.00	\$ 1,500.00	\$ -
Bank Charges	\$ 1,500.00	\$ 1,500.00	\$ -
Reserve Contribution	\$ 111,826.00	\$ 111,826.00	\$ -
Property Insurance	\$ 2,652.00	\$ 2,652.00	\$ -
Corporate Taxes	\$ 2,391.00	\$ 2,425.00	\$ 34.00
<b>TOTAL ADMINISTRATIVE EXPENSES</b>	<b>\$ 144,678.00</b>	<b>\$ 144,988.00</b>	<b>\$ 310.00</b>

BUILDING MAINTENANCE EXPENSES	2023	2024 BUDGET	VARIANCE
Exterior Staining	\$ 26,952.00	\$ 26,952.00	\$ -
Roof Repair	\$ 4,000.00	\$ 4,000.00	\$ -
Soffit and Fascia	\$ 1,000.00	\$ 500.00	\$ (500.00)
Siding Repairs	\$ 2,000.00	\$ 2,000.00	\$ -
Gutter and Downspouts	\$ 12,700.00	\$ 13,000.00	\$ 300.00
Lighting Repairs	\$ 2,500.00	\$ 2,500.00	\$ -
Wood Replacement	\$ 5,000.00	\$ 5,000.00	\$ -
Concrete Repairs	\$ -	\$ -	\$ -
Tuckpointing/Addresses	\$ 4,000.00	\$ 5,000.00	\$ 1,000.00
Foundation Repairs	\$ 5,000.00	\$ 3,500.00	\$ (1,500.00)
Drainage System	\$ 3,000.00	\$ 2,000.00	\$ (1,000.00)
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>\$ 66,152.00</b>	<b>\$ 64,452.00</b>	<b>\$ (1,700.00)</b>

LANDSCAPE EXPENSES	2023	2024 BUDGET	VARIANCE
Lawn Maintenance Service	\$ 64,450.00	\$ 64,450.00	\$ -
Trees, Shrubs and Bushes	\$ 6,000.00	\$ 6,000.00	\$ -
Snow Removal/Salting	\$ 43,775.00	\$ 43,775.00	\$ -
<b>TOTAL LANDSCAPE EXPENSES</b>	<b>\$ 114,225.00</b>	<b>\$ 114,225.00</b>	<b>\$ -</b>

OTHER EXPENSES	2023	2024 BUDGET	VARIANCE
Trash Removal	\$ 32,966.00	\$ 34,644.00	\$ 1,678.00
Recreational Association	\$ 179,712.00	\$ 179,712.00	\$ -
Bad Debts	\$ 500.00	\$ 212.00	\$ (288.00)
<b>TOTAL OTHER EXPENSES</b>	<b>\$ 213,178.00</b>	<b>\$ 214,568.00</b>	<b>\$ 1,390.00</b>
<b>TOTAL ALL EXPENSES</b>	<b>\$ 538,233.00</b>	<b>\$ 538,233.00</b>	<b>\$ -</b>

Projected Increase/Decrease - Operating	0.000%
Projected Increase/Decrease - Reserve	0.000%
Projected Increase/Decrease - Recreation	0.000%