

RAINBERRY PARK HOMEOWNERS' ASSOCIATION, INC.
APPROVED BUDGET FOR PERIOD 01/01/2023 TO 12/31/2023

NUMBER OF UNITS 271
PAGE 1 OF 2

2022
ADOPTED
BUDGET

2023
**APPROVED
BUDGET**

INCOME:

6310	MAINTENANCE ASSESSMENTS	487,800	487,800
6335	PRIOR YEAR SURPLUS	48,500	83,300
6350	SCREENING FEES	4,000	4,000
	TOTAL INCOME	540,300	575,100

EXPENSES:

ADMINISTRATIVE

7010	MANAGEMENT CONTRACT	76,172	80,742
7020	ACCOUNTING CPA	4,000	4,100
7025	BAD DEBT	7,200	5,400
7030	LEGAL FEES	6,000	5,000
7050	OFFICE/POSTAGE	7,500	6,000
7051	BACKGROUND CHECKS	2,000	2,000
7053	COMPUTER SOFTWARE/WEB	500	1,000
7060	TAXES/LICENSES/FEES	815	815
7070	INSURANCE	37,167	37,250
	TOTAL ADMINISTRATIVE	141,354	142,307

UTILITIES

8910	ELECTRICITY	31,500	41,050
8930	WATER/SEWER	6,600	6,200
8970	TELEPHONE/INTERNET	1,890	1,910
	TOTAL UTILITIES	39,990	49,160

LANDSCAPE MAINTENANCE

9020	COMMON GROUNDS CONTRACT	42,372	43,650
9026	LANDSCAPE ENHANCEMENTS	20,000	28,000
9030	TREE TRIMMING	7,500	16,000
9035	IRRIGATION CONTRACT	6,420	6,200
9036	IRRIGATION REPAIR/MAINT.	5,000	5,000
9040	EXTERMINATION/PEST CONTROL	8,500	8,000
	TOTAL LANDSCAPE MAINTENANCE	89,792	106,850

RECREATION AND POOL

9085	DOMES RELATED	1,000	1,000
9086	PLAYGROUND	2,000	2,000
9087	POOL CONTRACT	9,540	9,540
9088	POOL REPAIRS/SUPPLIES	5,000	6,500
9089	DOG STATIONS	2,000	2,000
	TOTAL RECREATION AND POOL	19,540	21,040

RAINBERRY PARK HOMEOWNERS' ASSOCIATION, INC.

APPROVED BUDGET FOR PERIOD 01/01/2023 TO 12/31/2023

PAGE 2 OF 2

EXPENSES CONTINUED

2022
ADOPTED
BUDGET2023
APPROVED
BUDGET**GENERAL**

9105	SUPPLIES & REPAIRS	18,513	18,557
9145	LAKE & FOUNTAIN MAINT.	5,500	5,500
9150	JANITORIAL SUPPLIES	1,000	2,000
9156	GOLF CART REPAIRS	1,500	1,500
9169	SECURITY	77,000	77,000
9175	PRESSURE CLEANING	12,000	10,500
9220	UNRESTRICTED CONTINGENCY	20,000	20,000
9250	SPECIAL PROJECTS	25,000	30,000
	TOTAL GENERAL	160,513	165,057

TOTAL EXPENSES WITHOUT RESERVES	451,189	484,414
--	----------------	----------------

RESERVES

9921	DEFERRED MAINTENANCE	2,577	3,000
9940	PAINTING	-	-
9950	PAVING	36,288	36,330
9955	POOL	5,942	7,053
9965	RESTORATION	19,444	19,444
9980	ROOF	9,461	9,460
9995	SPORTS COURTS	15,399	15,399
	TOTAL RESERVES	89,111	90,686

TOTAL EXPENSES WITH RESERVES	540,300	575,100
-------------------------------------	----------------	----------------

MAINTENANCE ASSESSMENT FEES

2022

2023

ANNUAL ASSESSMENT	\$	1,800.00	\$	1,800.00
-------------------	----	----------	----	----------

MONTHLY ASSESSMENT	\$	150.00	\$	150.00
--------------------	----	--------	----	--------