

Devonshire Neighborhood Association, Inc.
PROPOSED 2022 Budget
Based on 90 Lots
for the Period of 01/01/22 - 12/31/22

10/10/2021
PH

	Approved 2020 Budget	Approved 2021 Budget	YTD Actual Annualized	PROPOSED 2022 Budget	
4000 Income					
4020 Assessments	218,160.00	196,500.00	196,560.00	207,509.00	\$192 per month
4161 Prior Year Income					\$10.00 per month increase
4969 Allowance for Doubtful Accounts					2021= \$182.00 2020= \$202.00 2019= \$202.00
4980 Total Income	218,160.00	196,500.00	196,560.00	207,509.00	

Operating Expenses

6000 Grounds Maintenance					
6040 Contracted Lawn Service	79,722.00	79,722.00	77,690.00	80,520.00	1% Contract Increase
6045 Additional Landscaping	1,000.00	500.00	-	1,500.00	Proposed Cul de sac plantings
6161 Miscellaneous Repairs	-		-	100.00	
6240 Tree Trim & Renewal		5,000.00	8,606.00	6,500.00	add.trimming + tree replacement
6290 Street Light Electric	4,600.00	4,600.00	4,482.00	4,600.00	
6613 Contracted Bulk Service	87,990.00	60,642.00	62,400.00	66,000.00	5% Increase per contract
6902 Contracted Tree Service	3,000.00	-	-	-	
	176,312.00	150,464.00	153,178.00	159,220.00	
8000 Management And Administer.					
8020 Management Fee	5,400.00	5,400.00	5,400.00	7,200.00	Sentry Increase to \$5500 plus exps
8040 Postage	300.00	300.00	215.00	300.00	
8060 Printing, Copying & supplies	1,300.00	832.00	1,050.00	1,300.00	
8080 Tax Filing & CPA Audit	850.00	900.00	900.00	900.00	per Engagement Letter
8120 Insurance	404.00	485.00	404.00	500.00	
8180 Income Tax	-	200.00	-	200.00	for interest earned in 2021
8190 Miscellaneous	700.00	500.00	453.00	500.00	

8250	D & O Insurance	870.00	1,044.00	870.00	950.00
8390	Annual Corporate Report	96.00	96.00	145.00	100.00
8490	Total Administration	9,920.00	9,757.00	9,437.00	11,950.00
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9000	Reserves For Replacement				
9130	Paint (2021 = 126,000)				
9150					
9291					
9260	Contingency	36,339.00	36,339.00	36,339.00	36,339.00
9400	Total Reserves	36,339.00	36,339.00	36,339.00	36,339.00
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9980	Total Expenses	222,571.00	196,560.00		207,509.00
	Required Maintenance Fees Per Lot-Annual	2,424.00	2,183.33		2,305.66
	Required Maintenance Fees Per Lot-Monthly	202.00	182.00		192.00