

Melrose HOA 2026 BUDGET

[illegible]

Expense Accounts																			
ADMINISTRATIVE EXPENSES																			
	50-5000-00	Mgmt Contract	\$15,213.36	\$11,070.00	\$3,803.34	\$14,873.34	\$15,202.80	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90	\$1,266.90
	50-5001-00	Mgmt Misc	\$0.00	\$200.00	\$0.00	\$200.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	50-5005-00	Office Supplies/Expense	\$200.00	\$0.00	\$50.00	\$50.00	\$100.00	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33	\$8.33
	50-5006-00	Mgmt Admin Fees	\$0.00	\$5,165.04	\$0.00	\$5,165.04	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	50-5010-00	Mailings	\$1,680.00	\$1,585.34	\$420.00	\$2,005.34	\$1,915.00	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.58	\$159.62
	50-5020-00	Printing	\$75.00	\$17.00	\$0.00	\$17.00	\$50.00	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.17	\$4.13
OTHER ADMINISTRATIVE																			
	51-5050-00	Taxes & Fees	\$450.00	\$436.20	\$0.00	\$436.20	\$500.00	\$0.00	\$0.00	\$500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	51-5055-00	Document Storage	\$450.00	\$441.00	\$0.00	\$441.00	\$456.00	\$401.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
	51-5081-00	Meeting Expense	\$250.00	\$0.00	\$0.00	\$0.00	\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	51-5087-00	Social/Activities Expense	\$300.00	\$200.00	\$75.00	\$275.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	51-5170-00	Website Expenses	\$250.00	\$0.00	\$0.00	\$0.00	\$600.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$600.00	\$0.00
INSURANCE EXPENSES																			
	52-5045-00	Insurance Expense	\$1,440.00	\$0.00	\$1,440.00	\$1,440.00	\$1,555.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,555.00
	52-5088-00	Owner Reimbursement - Office Expenses	\$0.00	\$723.59	\$0.00	\$723.59	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PROFESSIONAL EXPENSES																			
	54-5100-00	Legal General	\$3,000.00	\$1,707.50	\$750.00	\$2,457.50	\$1,000.00	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.33	\$83.37
	54-5110-00	Legal Collections	\$0.00	\$1,266.00	\$0.00	\$1,266.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	54-5152-00	Audit/Tax Preparation	\$300.00	\$260.00	\$0.00	\$260.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
UTILITIES																			
	58-5500-00	Electricity	\$3,500.00	\$1,986.00	\$874.97	\$2,860.97	\$2,730.00	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50	\$227.50
LANDSCAPE EXPENSES																			
	63-5400-00	Landscape/Grounds Contract	\$24,420.00	\$12,356.36	\$6,105.00	\$18,461.36	\$24,950.16	\$0.00	\$0.00	\$0.00	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24	\$2,772.24
	63-5420-00	Landscape Other	\$0.00	\$5,374.09	\$0.00	\$5,374.09	\$10,000.00	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.33	\$833.37
	63-5470-00	Snow / Ice Management	\$0.00	\$80.00	\$0.00	\$80.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	63-5471-00	Repairs / Upgrade	\$0.00	\$650.00	\$0.00	\$650.00	\$500.00	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.67	\$41.63
	63-6000-00	Lake/Pond Maintenance	\$5,643.50	\$5,225.50	\$0.00	\$5,225.50	\$3,460.00	\$0.00	\$0.00	\$1,730.00	\$0.00	\$0.00	\$1,730.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MAINTENANCE/REPAIRS																			
	64-5422-00	Paint & Painting Supplies	\$350.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	64-5455-00	Lighting Maintenance / Repair	\$13,053.14	\$14,797.00	\$0.00	\$14,797.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	64-5752-00	General Maintenance / Repair	\$500.00	\$0.00	\$0.00	\$0.00	\$4,331.04	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92	\$360.92
	64-6763-00	Fountain Maintenance / Repair	\$525.00	\$0.00	\$525.00	\$525.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
RESERVE CONTRIBUTION																			
	85-8500-00	Reserve Contribution	\$8,000.00	\$6,000.03	\$1,999.97	\$8,000.00	\$12,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00
Expense Accounts Total			\$79,600.00	\$69,540.65	\$16,043.28	\$85,583.93	\$79,600.00	\$4,386.73	\$3,990.73	\$6,220.73	\$6,762.97	\$7,012.97	\$8,492.97	\$6,762.97	\$6,762.97	\$6,762.97	\$7,362.97	\$8,317.97	\$6,763.05
Operating Accounts Net			\$0.00	\$19,489.98	-\$16,043.28	\$3,446.70	\$0.00	\$2,246.60	\$2,642.60	\$412.60	-\$129.64	-\$379.64	-\$1,859.64	-\$129.64	-\$129.64	-\$129.64	-\$729.64	-\$1,684.64	-\$129.68

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