

HAILE VILLAGE CENTER OWNERS ASSOCIATION, INC. (HVCOA)
DRAFT BUDGET
FOR THE PERIOD BEGINNING JANUARY 1 THROUGH DECEMBER 31, 2027

2025-2026 same 2027 DRAFT
per parcel/per month per parcel/per month
287 mo \$350

HVCOA Adopted Budget 2026	HVCOA Draft #1 Budget 2027
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ASSESSMENT & MISCELLEANOUS INCOME
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All Assessment Income	1,191,199	1,435,838
Total Projected Assessment Income	1,191,199	1,435,838
Haile Farmers Market Fees		3,000
Late Fee Income		3,500
Commerical Lease		
Interest on Deliquent Balance		
Estoppel Revenues (Net)		
Interest on Operating Account		
Miscellaneous Income	14,000	14,000
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Total Credits All Sources	14,000	20,500
Total Association Projected Income:	1,205,199	1,456,338
Revenue Credits	(14,000)	(20,500)
Adjusted Projected Assessment Income	1,191,199	1,435,838

OPERATING EXPENSES		
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GENERAL & ADMINISTRATIVE

6020 - Accounting Fees / Tax Preparation & Audit (Enumerate)	38,000	38,000
6040 - Legal Fees	2,500	3,500
6080 - Bank Fees / Coupon Books	500	500
6090 - Postage / Copies / Supplies- For Collections	2,400	2,400
6110 - Insurance	155,000	160,000
6160 - Management	101,238	105,288
6200 - VAH Commerical Lease	15,000	15,000
6220 - Corporate Annual Report	65	100
6240 - Bad Debt	250	250
6260 - Postal Center Loan (2028 Payoff)	14,446	17,500
6350 - Meeting Expense (systems)	0	4,800
6360 - Marketing Expense	2,500	2,500
6390 - Miscellaneous	0	0
6430 - Sales Tax Expense	0	0

General & Administrative Total	\$ 331,899	\$ 349,838
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GROUNDS/CONTRACT SERVICES

6510 - Landscape Maintenance	232,800	245,000
6550 - Tree Trim / Removal / Replacement	50,000	50,000
6555 - Landscape Extras, Walkways		25,000
6560 - Landscaping Replacement / Enhancement	32,000	25,000
6570 - Fertilization and Chemicals	0	9,000
6610 - Irrigation - Repairs/Maintenance		25,000
6630 - Lakes / Ponds / Waterways (Koi Pond & Gazebo)		4,000
6680 - Lighting / Electrical - Repairs	30,000	15,000

6685 - Playground Maintenance	0	0
6690 - Fence Repairs / Maintenance	10,000	10,000
6695 - Fence Repair/Replacement (Contractors)	0	0

Grounds & Contract Services Total	\$ 354,800	\$ 408,000
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REPAIRS & MAINTENANCE

6720 - Pressure Washing		
6750 - Maintenance Staff	210,000	210,000
6760 - Vehicle Maintenance ASPHALT REPAIRS NEW GL	0	150,000
6775 - Tools Expense		
6780 - Capital Expense: Waste Station	0	0
6783 - Capital Expense: Tree/Infrastructure Mitigation	0	0
6784 - Capital Expense: Soil Erosion Mitigation	0	0
6785 - Golf Cart Maintenance	0	1,500
6790 - General Repairs / Maintenance	25,000	25,000

Repairs & Maintenance Total	\$ 235,000	\$ 386,500
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POSTAL CENTER - BUILDING K - K101

6820 - Postal Center Cleaning	0	0
6830 - Postal Center Property Taxes	3,500	3,500
6850 - Postal Center Repairs / Maintenance	0	0

Postal Center (Building K, Unit 101) Total	\$ 3,500	\$ 3,500
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UTILITIES

7810 - Electricity - Common Areas	36,000	40,000
7870 - Refuse Collection	160,000	168,000
7875 - Refuse Collection - Roll Offs, Seasonally		

Utilities Total	\$ 196,000	\$ 208,000
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TOTAL OPERATING EXPENSE	\$ 1,121,199	\$ 1,355,838
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RESERVES - FUNDING

8005 - Reserves - General	70,000	80,000
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Reserves Total	\$ 70,000	\$ 80,000
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DISCLAIMER: THE BUDGET AND FIGURES ARE GOOD FAITH ESTIMATES ONLY AND REPRESENT AN APPROXIMATION OF FUTURE EXPENSES BASED ON FACTS AND CIRCUMSTANCES EXISTING AT THE TIME OF PREPARATION. ACTUAL COST OF SUCH ITEMS MAY EXCEED THE ESTIMATED COSTS.