



## Meadows 2021 Budget

|                                       |                   |
|---------------------------------------|-------------------|
| <b>Income</b>                         |                   |
| HOA Dues 86 Units (3 Board Members)   | 129,320.00        |
| <b>Total Operating Income</b>         | <b>129,320.00</b> |
| <b>Expense</b>                        |                   |
| Accounting                            | 110.00            |
| Insurance                             | 10,750.00         |
| Legal and Professional                | 500.00            |
| Licenses                              | 10.00             |
| Management Fees                       | 13,158.00         |
| Miscellaneous                         | 1,449.04          |
| Postage/Office Supplies               | 600.00            |
| Swimming Pool                         | 12,000.00         |
| Tax Expense                           | 80.00             |
| Bank Fees                             | 50.00             |
| <b>Total</b>                          | <b>38,707.04</b>  |
| <b>Cleaning and Maintenance</b>       |                   |
| Cleaning (Common Areas)               | 2,300.00          |
| <b>Total Cleaning and Maintenance</b> | <b>2,300.00</b>   |
| <b>Common Area Maintenance</b>        |                   |
| Sprinkler Repairs/Maintenance         | 2,500.00          |
| Yard Maintenance                      | 14,420.00         |
| Snow Removal                          | 7,500.00          |
| Maintenance/Repair                    | 10,500.00         |
| <b>Total Common Area Maintenance</b>  | <b>34,920.00</b>  |
| <b>Contractors</b>                    |                   |
| HOA Pet Waste Stations                | 4,575.96          |
| <b>Total Repairs</b>                  | <b>4,575.96</b>   |
| <b>Utility Expenses</b>               |                   |
| Electric Utility Expense              | 1,850.00          |
| Garbage Removal                       | 7,900.00          |
| Gas Utility Expense                   | 1,500.00          |
| Secondary Water                       | 667.00            |
| Water/Sewer                           | 36,900.00         |
| <b>Total Utility Expenses</b>         | <b>48,817.00</b>  |
| <b>Total Operating Expense</b>        | <b>129,320.00</b> |
| Total Operating Income                | 129,320.00        |
| Total Operating Expense               | 129,320.00        |
| <b>NOI - Net Operating Income</b>     | <b>0.00</b>       |
| <b>Other Income</b>                   |                   |
| Reserve Account Revenue               | 44,980.00         |
| <b>Total Other Income</b>             | <b>44,980.00</b>  |
| <b>Other Expense</b>                  |                   |
| Door Jamb Wraps                       | 0.00              |
| Reserve Expenses                      | 1,200.00          |
| <b>Total Other Expense</b>            | <b>1,200.00</b>   |
| <b>Net Other Income</b>               | <b>43,780.00</b>  |
| Total Income                          | 174,300.00        |
| Total Expense                         | 130,520.00        |