

Spring Creek Townhomes 2023 Budget

	2023 Approved	2022 Projected	2022 Budget
INCOME	\$330 / month	\$300 / month	\$300 / month
Dues	\$150,480	\$136,800	\$136,800
Interest Income	\$50	\$35	\$50
Late Fees / Fines	\$0	\$0	\$0
TOTAL	\$150,530	\$136,835	\$136,850
 EXPENSES			
ADMINISTRATION			
Accounting	\$150	\$150	\$150
Insurance	\$28,600	\$26,600	\$26,500
Legal, Audit and Prof. Fees	\$200	\$0	\$200
Management	\$8,400	\$8,100	\$8,400
Office Supplies	\$400	\$200	\$200
TOTAL	\$37,750	\$35,050	\$35,450
 UTILITIES			
Gas/ Electric	\$1,600	\$1,500	\$1,350
Trash Removal	\$13,500	\$13,000	\$12,200
Water / Sewer	\$9,500	\$8,800	\$9,000
TOTAL	\$24,600	\$23,300	\$22,550
 REPAIRS & MAINTENANCE			
Building Repairs	\$11,000	\$10,000	\$11,000
Clubhouse Cleaning	\$250	\$150	\$250
Grounds Maintenance	\$16,000	\$15,500	\$15,000
Pest Control	\$1,500	\$2,800	\$0
Snow Removal	\$11,000	\$11,000	\$8,500
Tree Maintenance	\$5,000	\$5,000	\$5,000
Total	\$44,750	\$44,450	\$39,750
 TOTAL EXPENSES	\$107,100	\$102,800	\$97,750
 RESERVES TRANSFERS	\$43,430	\$34,035	\$39,100
RESERVES PROJECTS			
Flagstone wall			\$3,750
Deck repairs	\$30,000		\$20,000
RESERVES ACTIVITY	\$13,430	\$34,035	\$15,350
 NET OPERATING INCOME	\$0	\$0	\$0