Description	2025 Budget	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Operating Accounts													
Income Accounts	**$220.00**												
Ordinary Income													
Assessment Income	$929,280.00	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**
Interest Charges	$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**
Late Fees	$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**
Bank & NSF Fees	$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**
Key Income	$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**
Barcode Income	$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**
Gate Income	$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**
Reimbursement - Maintenance	$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**
Other Income	0	0	0	0	0	0	0	0	0	0	0	0	0
Interest Income - Operating	$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**
Interest Income - Reserve	$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**
Income Accounts Total	**$929,280.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**
Expense Accounts													
General & Administrative													
Management Contract	$54,000.00	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**	**$4,500.00**
Legal & Professional Services	$5,000.00	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.63**
Bad Debt Expense	$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**
Postage & Mailing	$2,500.00	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.37**
Insurance Package	$187,949.00	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.42**	**$15,662.38**
Office Supplies	$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**
Licenses, Fees & Permits	$375.00	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**	**$31.25**
Bank Fees Owed - Homeowner	$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**
Social Committee	$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**
Fees to Division	$1,408.00	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.33**	**$117.37**
Maintenance Staffing	$91,104.00	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**	**$7,592.00**
Coupons and Statements	$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**
Reimbursable Expense - Owner	$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													
Electricity	$17,000.00	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.67**	**$1,416.63**
Telephone & Internet	$5,400.00	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**	**$450.00**
Trash Removal - Contract	$79,000.00	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.33**	**$6,583.37**
Trash Removal - Junk/Other	$30,000.00	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**	**$2,500.00**
Water	$2,500.00	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.33**	**$208.37**
Water - Irrigation Water	$18,500.00	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.67**	**$1,541.63**
Sewer	$1,600.00	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.33**	**$133.37**
Repairs & Maintenance													
General Repairs & Maintenance	$25,000.00	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.33**	**$2,083.37**
Materials & Supplies	$13,000.00	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.33**	**$1,083.37**
Building Repairs & Maintenance	$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**
Gutter Repairs & Maintenance	$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**
Roof Repairs & Maintenance	$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**
Fire Prevention & System Maintenance	$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**
Fire System Inspections & Monitoring	$20,000.00	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.67**	**$1,666.63**
Security Patrol	$15,000.00	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**	**$1,250.00**
Gate Repairs & Maintenance	$5,000.00	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.67**	**$416.63**
Drainage Repairs & Maintenance	$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**
Cart Repair/Maintenance	$1,500.00	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**	**$125.00**
Pest Control	$13,200.00	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**	**$1,100.00**
Pest Control - Other	$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**
Pest Control - Termite	$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**
Janitorial Supplies	$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**
Common Area Repairs & Maintenance	$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**
Signage Repairs	$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**
Lift Station Repairs & Maintenance	$3,000.00	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**
Grounds & Landscaping													
Landscape Contract	$60,000.00	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**	**$5,000.00**
Tree Trimming and Removal	$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**
Landscape Remediation	$8,000.00	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.67**	**$666.63**
Irrigation Repairs & Maintenance	$3,000.00	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**	**$250.00**

Pond/Lake Maintenance	$3,000.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00	$250.00
Amenities													
Pool Monitor	$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
Pool Contract	$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
Pool Supplies	$6,744.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00	$562.00
Pool Maintenance & Repairs	$2,000.00	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.67	$166.63
Pool Devices	$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
Pool Permit	$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
Clubhouse Cleaning & Supplies	$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 Contributions													
Reserve - Pooled	$220,000.00	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.33	$18,333.37
Expense Accounts Total	**$929,280.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**	**$77,440.00**
Operating Accounts Net	**$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	$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**	**$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	$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**	**$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**