

DESERT HILLS NO 2 HOMEOWNER & ASSOCIATION

	JAN ACTUAL	THRU BUDGET	November VARIANCE	adjustments to budget	2024 BUDGET	2025 BUDGET
INCOME						
<u>Operating Income</u>						
3010 Owners Assessment	\$ 285,703.46	\$ 294,920.00	\$ (9,216.54)		\$ 294,920.00	\$ 318,760.00
3020 Late Fees	\$ 1,402.85	\$ 1,600.00	\$ (197.15)		\$ 1,600.00	\$ 1,000.00
3180 Interest Earned	\$ 2,785.94	\$ 3,000.00	\$ (214.06)		\$ 3,000.00	\$ 3,000.00
3999 Prepaid Income						
OPERATING INCOME	\$ 289,892.25	\$ 299,520.00	\$ (9,627.75)		\$ 299,520.00	\$ 322,760.00
OTHER INCOME IRS LAND GR	\$ 5,523.21					
TOTAL INCOME	\$ 295,415.46	\$ 299,520.00	\$ (9,627.75)		\$ 299,520.00	\$ 322,760.00
EXPENSES						
<u>Fixed Expenses</u>						
4010 Property Tax	\$ 5.38	\$ 10.00	\$ 4.62		\$ 10.00	\$ 10.00
4011 Reserve Transfers Rds		\$ 30,000.00	\$ 30,000.00		\$ 30,000.00	
4015 ACC Reporting		\$ 20.00	\$ 20.00		\$ 20.00	\$ 20.00
4020 Income Tax St/Fed	\$ 50.00	\$ 100.00	\$ 50.00		\$ 100.00	\$ 100.00
4030 Liability/D&O Insur	\$ 5,413.00	\$ 6,000.00	\$ 587.00		\$ 6,000.00	\$ 18,000.00
<u>Total Fixed Expense</u>	\$ 5,468.38	\$ 36,130.00	\$ 30,661.62		\$ 36,130.00	\$ 18,130.00
<u>Maintenance Expense</u>						
4305 General Maintenance	\$ 8,108.12	\$ 1,000.00	\$ (7,108.12)		\$ 1,000.00	\$ 3,000.00
4307 Retaining Walls	\$ 19,319.35	\$ 4,000.00	\$ (15,319.35)		\$ 4,000.00	\$ 50,000.00
4360 Street Maint & Signs	\$ 22,491.45	\$ 30,000.00	\$ 7,508.55		\$ 30,000.00	\$ -
<u>4205 Pest Control</u>	\$ 85.00	\$ -	\$ (85.00)		\$ -	\$ 300.00
Total Maintenance Expense	\$ 50,003.92	\$ 35,000.00	\$ (15,003.92)		\$ 35,000.00	\$ 53,300.00

Landscaping Expenses

4605 Landscape Maint Cont	\$ 106,283.82	\$ 117,341.00	\$ 11,057.18	\$ 117,341.00	\$ 125,555.76
4625 Tree Maintenance	\$ 29,655.00	\$ 33,000.00	\$ 3,345.00	\$ 33,000.00	\$ 33,000.00
4655 Landscape Improv	\$ 36,809.78	\$ 25,000.00	\$ (11,809.78)	\$ 25,000.00	\$ 43,000.00
4660 Non Contract Landscap		\$ -	\$ -	\$ -	
<u>Total Landscape Costs</u>	\$ 172,748.60	\$ 175,341.00	\$ 2,592.40	\$ 175,341.00	\$ 201,555.76

Administrative Expense

4705 Accounting Tax Prep	\$ 600.00	\$ 500.00	\$ (100.00)	\$ 500.00	\$ 700.00
4710 Management Fees	\$ 17,437.50	\$ 19,065.00	\$ 1,627.50	\$ 19,065.00	\$ 20,020.00
4715 Postage	\$ 4,575.60	\$ 2,500.00	\$ (2,075.60)	\$ 2,500.00	\$ 5,500.00
4720 Copies		\$ 1,300.00	\$ 1,300.00	\$ 1,300.00	
4722 Scanning		\$ 100.00	\$ 100.00	\$ 100.00	
4730 Statements		\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	
4735 Legal Expense	\$ 330.00	\$ 3,000.00	\$ 2,670.00	\$ 3,000.00	\$ 2,500.00
4745 Office Suppliss		\$ 2,000.00	\$ 2,000.00	\$ 2,000.00	
4755 Meeting expense		\$ 200.00	\$ 200.00	\$ 200.00	
4751 Bank Fees			\$ -	\$ -	
4770 Committee Expense	\$ 74.00	\$ 200.00	\$ 126.00	\$ 200.00	\$ 200.00
4733 GVC membership	\$ 8,582.00	\$ 8,582.00		\$ 8,582.00	\$ 8,582.00
4785 Social Welcome Com.		\$ 1,000.00	\$ 1,000.00	\$ 1,000.00	
4786 Block Rep Program		\$ 200.00	\$ 200.00	\$ 200.00	\$ 400.00
4790 Miscellaneous	\$ 596.68	\$ 750.00	\$ 153.32	\$ 750.00	\$ 750.00
4791 Storage		\$ 70.00	\$ 70.00	\$ 70.00	
<u>Total Adminisstrative Exp</u>	\$ 32,195.78	\$ 41,467.00	\$ 9,271.22	\$ 41,467.00	\$ 38,652.00

TOTAL EXPENSES \$ 260,416.68 \$ 287,938.00 \$ 287,938.00 \$ 311,637.76

NET INCOME \$ 34,998.78 \$ 11,582.00 \$ 11,122.24

UNREALIZED GAIN/LOSS \$ 12.28

SCHWAB INTEREST EARNED \$ 5,984.66

NET INCOME \$ 40,995.72

Income From Road Reserves	\$	110,000.00
Seal Roads	\$	100,000.00
Repair Curbs Est	\$	10,000.00
Net	\$	-