

2025 Common Area Budget

(as of 30 June 2025)

Common Area Budget	2025	2025	Dollars	Percent
	Actual	Budget	over Budget	Received/Spent
INCOME				
40000 - HOA Dues	\$43,786.95	\$58,200		75.24%
40020 - Recycle Fees	\$3,111.40	\$3,900		79.78%
40030 - Pond-A Fountain Dues	\$ 217.50	\$350		62.14%
Total	\$47,115.85	\$62,450		75.45%
EXPENSES				
6000 -HOA Expenses				
67250 - Mowing	\$1,470.00	\$5,880		25.00%
67251 - Mulching & Edging	\$2,400.00	\$3,650		65.75%
67252 - Fertilization/Weed Control	\$267.50	\$1,250		21.40%
- Bed Care		\$140		0.00%
67256 - Pond Maintenance	\$7,356.81	\$5,100	\$2,257	144.25%
67206 - Fountain Service (Pond A)	\$175.00	\$ 350.00		50.00%
67257 - Seasonal Clean Up	\$110.00	\$ 435.00		25.29%
67258 - Snow Removal	\$5,739.85	\$4,315	\$1,425	133.02%
67259 - Electricity	\$1,001.55	\$2,400		41.73%
67261 - Waste Removal	\$13,308.08	\$26,781		49.69%
- Trimming & Pruning		\$350		
67262 - Maintenance	\$225.00	\$2,500		9.00%
Total HOA Expenses	\$32,053.79	\$53,151		60.31%
General & Administrative				
68300 - Legal	\$300.00	\$500		60.00%
68301 - Accounting	\$1,625.00	\$2,500		65.00%
68302 - Insurance	\$109.00	\$1,500		7.27%
68303 - Miscellaneous	\$123.00	\$500		24.60%
68304 - Office Expenses	\$22.46	\$200		11.23%
68305 - Taxes	\$256.81	\$50	\$207	513.62%
68306 - Website	\$90.00	\$1,000		9.00%
68307 - Bank Charges	\$25.00	\$0	\$25	
68308 - Management Fees		\$0		
Total General & Admin Expenses	\$2,251.27	\$5,750		39.15%
Total Expenses	\$34,305	\$58,901		58.24%
Other Income/Expenses				
70000 - Other Income (3 Rivers FCU)	\$39.74	\$0		
Total Other Income	\$39.74			
Net Other Income	\$39.74			
Profit & Loss as of 30 June 2025	\$12,850.53			
Anticipated EOY Net Profit/Loss		\$3,549		