

Vistas at Tiara Rado Proposed 2025 Budget

Income	Budget '24	Actual '24	Proposed '25
HOA Assessment (\$300/mo x 12 x 10 units)	34,400.00	35,400.00	36,000.00
Reimbursed Expense (Vistas Phase 2)	0.00	822.93	0.00
Interest on bank accounts	0.00	56.98	0.00
Total income	34,400.00	36,279.91	36,000.00
Fixed Expenses	Budget '24	Actual '24	Proposed '25
Landscape Maintenance-Off contract	6,000.00	3,601.81	5,000.00
Landscape Improvements	1,500.00	710.00	1,500.00
Repair & Maintenance	500.00	152.94	200.00
Asphalt Repair	500.00	0.00	1,000.00
Painting/Exterior Maintenance	12,000.00	3,900.00	500.00
Lien/Filing & Processing Fees	0.00	18.00	200.00
Irrigation System Expense	150.00	1,400.00	1,500.00
Irrigation Water/Shares	215.00	215.00	215.00
Insurance	5,000.00	4,976.34	7,000.00
Management	4,200.00	4,200.00	4,200.00
Electricity	800.00	717.27	800.00
Trash	3,000.00	3,114.56	3,300.00
Legal & Accounting	140.00	4,640.00	150.00
Taxes & Licenses	60.00	43.00	70.00
Postage & Mailing	200.00	223.50	300.00
Subtotal fixed expenses	34,265.00	27,912.42	25,935.00
Difference between income and expenses	135.00	8,367.49	10,065.00
Cash in Checking Account 12/31/2024	46,297.40		