

Ptarmigan Ridge HOA
2026 Approved Budget
 \$10 Increase (1.7%)

Date: 11/6/2025

Income	2025 Approved	2025 Actual YTD*	2025 Projected	2026 Approved
HOA Assessment (\$610/annual x 16 units)	9,600.00	9,600.00	9,600.00	9,760.00
Interest on Bank Accounts	0.00	14.04	14.04	0.00
Total income	9,600.00	9,614.04	9,614.04	9,760.00

Fixed Expenses	2025 Approved	2025 Actual YTD*	2025 Projected	2026 Approved
Repair & Maintenance	50.00	81.58	81.58	50.00
Irrigation System Expense	750.00	180.49	180.49	750.00
Irrigation Pond Maintenance	700.00	0.00	0.00	700.00
Irrigation Water Shares	550.00	490.24	490.24	1,325.00
Management	3,600.00	3,000.00	3,600.00	3,600.00
Insurance	1,200.00	1,197.00	1,197.00	1,500.00
Electricity	1,100.00	1,040.31	1,088.53	1,150.00
Postage & Mailing	200.00	87.75	135.75	150.00
Legal & Accounting	140.00	140.00	140.00	150.00
Income Tax	0.00	0.00	0.00	39.44
Taxes & Licenses	60.00	25.00	69.00	100.00
Reserve Acct	1,200.00	0.00	2,500.00	1,000.00
Subtotal fixed expenses	9,550.00	6,242.37	9,482.59	10,514.44

Net Income	50.00	3,371.67	131.45	-754.43
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Balances	
Operating Account 11/06/25	6,044.95
Savings Reserve Account 11/06/25	506.13
Total	6,551.08

*2025 Actual YTD is through 11/06/25