

Belhaven TOA 2024 Approved Budget

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Income	2023 Budget	*2023 Actual YTD	Remaining Budget	2023 Approved	2024 Proposed
HOA Assessments	45,600.00	33,373.56	12226.44	45,600.00	50,160.00
Prior Years Assessment Payments	0.00	0.00	0.00	0.00	0.00
Interest on Bank Accounts/CD's	150.00	134.86	15.14	300.00	0.00
Late Fees / Violations	0.00	247.48	0.00	0.00	0.00
Collection/Lien Costs Recovered	0.00	378.00	-378.00	0.00	0.00
Total Income	45,750.00	34,133.90	12241.58	45,900.00	50,160.00
Expenses	2023 Budget	*2023 Actual YTD	Remaining Budget	2023 Approved	2024 Proposed
Fence Maintenance	0.00	-	0.00	0.00	3,000.00
Tree/Schrub Maintenance	500.00	960.00	-460.00	500.00	1,000.00
Grounds Maintenance - Contracted	27,950.00	15,527.80	12422.20	27,950.00	37,017.00
Grounds Maintenance -Not Contracted	1,500.00	30.00	1470.00	1,500.00	2,000.00
Snow Removal	500.00	550.00	-50.00	500.00	500.00
Lien/Filing & Processing Fees	250.00	13.00	237.00	250.00	0.00
Irrigation System Expense-Not Contracted	3,000.00	5,854.40	-2854.40	3,000.00	3,000.00
Irrigation Vault Cleaning	0.00	1,932.00	-1932.00	0.00	0.00
Irrigation Water Shares	500.00	471.00	29.00	500.00	500.00
Management Fees	4,788.00	3,192.00	1596.00	4,788.00	5,472.00
Pest Control	0.00	700.00	-700.00	0.00	700.00
Insurance	900.00	905.00	-5.00	900.00	915.00
Electricity	1,500.00	836.13	663.87	1,500.00	1,200.00
Postage and Mailing	1,200.00	519.00	681.00	1,200.00	900.00
Process Server Fee	0.00	70.00	-70.00	0.00	0.00
Legal and Accounting	130.00	130.00	0.00	130.00	130.00
Income Tax	250.00	46.00	204.00	150.00	150.00
Collection Fees	0.00	555.60	-555.60	0.00	0.00
Taxes and Licenses	50.00	30.00	20.00	50.00	50.00
Meeting Expenses	50.00	50.00	0.00	50.00	50.00
Subtotal Expenses	43,068.00	32,371.93	10696.07	42,968.00	56,584.00
Net Income	2,682.00	1,761.97	1545.51	2,932.00	-6,424.00
Total Operating Cash as of 08/31/2023	1,379.09				
CD Savings Reserves as of 08/31/2023	32,729.13				
*2023 Actual YTD is as of 08/31/2023					