

Estates at Stone Ridge HOA

Proposed 2024 Budget with 10% dues increase

Special assessment \$100.00 per unit

Income	Proposed '23	Actual '23	Proposed '24
HOA Assessment (\$275 x 90 units)	24,250.00	22,494.62	24,750.00
Late Fee	0.00	31.71	0.00
Special Assessment	0.00	21,958.26	0.00
Total Income	24,250.00	44,484.59	24,750.00
Expenses	Proposed '23	Actual '23	Proposed '24
Repair & Maintenance	0.00	50.86	100.00
Fence Maintenance	0.00	2355.00	0.00
Tree removal	0.00	0.00	700.00
Landscape Maint-On Contract (Mowing)	7,500.00	9,367.00	7,903.00
Landscape Maint-Off Contract (Fertilize/Clean-up)	3,425.00	3,676.00	642.00
Weed Control/ Spraying	350.00	0.00	1,536.00
Snow and Ice Removal	1,500.00	0.00	1,500.00
Irrigation Pump Maintenance	0.00	0.00	3,750.00
Lien/Filing & Processing Fees	0.00	113.00	0.00
Irrigation System Expense (Start-Up/Shut-Down)	980.00	3,378.76	600.00
Irrigation Water/Shares	2,450.00	1,409.24	1,500.00
Management	7,140.00	8,162.00	8,640.00
Insurance	1,575.00	1,565.00	1,890.00
Electricity (DMEA)	2,275.00	2,615.72	2,800.00
Water (City of Montrose)	315.00	248.07	250.00
Postage & Mailing	975.00	822.75	800.00
Legal & Accounting	130.00	130.00	140.00
Taxes & Licenses (DORA & SOS)	50.00	40.00	60.00
Total Expenses	28,665.00	33,933.40	32,811.00
Net Income	-4,415.00	10,551.19	-8,061.00
Operating Account Balance as of 04/22/24	31,131.14		