

Bell Ridge HOA

2026 Approved Budget

20% Dues Increase (\$250 to \$300)

Income	Approved 2025	Actual 2025	Approved 2026
HOA Assessment (\$300 x 35)	8,750.00	8,750.00	10,500.00
Interest on Bank Account	0.00	146.25	0.00
Late Fee	0.00	0.00	0.00
Total income	8,750.00	8,896.25	10,500.00
Expenses	Approved 2025	Actual 2025	Approved 2026
Repair and Maintenance	0.00	4,800.00	0.00
Irrigation Water Shares	1,100.00	984.43	2,633.43
Irrigation System Maintenance	2,000.00	257.50	2,000.00
Insurance	1,400.00	1,148.00	619.00
Management	3,600.00	3,600.00	3,600.00
Legal & Accounting	140.00	140.00	150.00
Taxes & Licenses	70.00	69.00	100.00
Postage & Mailing	300.00	247.50	350.00
Reserves	0.00	0.00	1,000.00
Total Expenses	8,610.00	11,246.43	10,452.43
Net Income	140.00	-2,350.18	47.57
Account Balances			
Operating Account as of 02/13/26	4,881.19		
Reserve Account as of 02/13/26	14,140.38		
TOTAL	19,021.57		