

Brookefield Station 2					
2023 Approved Budget					
January 2022 through December 2023					
		Jan - Dec '22	Jan - Dec '22	Jan - Dec '23	
		YE Projected	Budget	Approved Budget	Notes
Income					
Operating Income					
	Annual Assessments	11,340.00	11,340.00	12,474.00	\$198 per home (2023)
	Special Assessments	3,150.00	3,150.00	4,725.00	\$75 per home (2023)
	Total Operating Income	14,490.00	14,490.00	17,199.00	
Other Income					
	Late Fees	150.00	0.00	0.00	
	Total Other Income	150.00	0.00	0.00	
	Total Income	14,640.00	14,490.00	17,199.00	
Expense					
Administration					
	CPA Tax Prep	225.00	225.00	225.00	
	HOA Management	4,475.00	3,600.00	5,100.00	Increase Services
	Insurance (GL and D&O)	2,104.00	1,200.00	1,200.00	Partial 2021 paid in 2022
	Legal Fees	778.00	0.00	0.00	Pond Ownership Questions
	Meetings & Socials	0.00	0.00	0.00	
	Printing & Postage	0.00	100.00	0.00	
	Total Administration	7,582.00	5,125.00	6,525.00	
Grounds & Pond					
	Grounds Improvements	0.00	0.00	0.00	
	BMP Maintenance	2,805.00	1,500.00	1,500.00	2021 Pond Clean Up Paid 2022
	Playground Maintenance	0.00	0.00	0.00	
	Grounds Maintenance	6,030.00	6,000.00	8,000.00	Jersey Start 03/22
	Total Grounds & Pond	8,835.00	7,500.00	9,500.00	
	Total Expense	16,417.00	12,625.00	16,025.00	
	Net Income	--1,777.00	1,865.00	1,174.00	Change in Reserves