

<b>Suncrest Village HOA</b>								
Income and Expense Report								
January 2023 through December 2024								
					162 homes x \$480	162 homes x \$528		
				<b>2023 YE Projected</b>	<b>2023 Budget</b>	<b>2024 Draft Budget</b>	<b>NOTES</b>	
Ordinary Income/Expense								
<b>Income</b>								
Assessment Income								
				Home Owner Assessments	77,760.00	77,760.00	85,536.00	
				<b>Total Assessment Income</b>	<b>77,760.00</b>	<b>77,760.00</b>	<b>85,536.00</b>	
Other Income								
				Access FOBS	24.75	0.00	0.00	
				Late Fees & Interest	225.00	0.00	0.00	
				<b>Total Other Income</b>	<b>249.75</b>	<b>0.00</b>	<b>0.00</b>	
				<b>Total Income</b>	<b>78,009.75</b>	<b>77,760.00</b>	<b>85,536.00</b>	
<b>Expense</b>								
Administration								
				Accounting CPA	230.00	225.00	230.00	Tax returns
				Community Management	11,040.00	11,040.00	11,460.00	
				Contingency	750.00	0.00	1,000.00	
				Insurance (GL + D&O)	3,625.00	3,417.00	3,800.00	
				Legal Fees- Collections	0.00	500.00	500.00	
				Meetings & Socials	2,000.00	2,200.00	2,200.00	Annual Meeting Reservation & Social Events
				<b>Total Administration</b>	<b>17,645.00</b>	<b>17,382.00</b>	<b>19,190.00</b>	
Grounds & Landscaping								
				BMP Maintenance Fees	7,859.00	5,250.00	7,000.00	Inspections & Clean Outs - Varies each year
				Grounds Extras	750.00	1,500.00	1,000.00	Storm clean up / tree removal /etc
				Grounds Maintenance Contract	10,830.00	10,830.00	11,190.00	
				Irrigation / Backflow Maintenance	1,200.00	2,000.00	1,500.00	4 City certifications each year; plus and repairs found
				Mailbox Maintenance	250.00	1,000.00	1,000.00	
				Mulch & Pine Straw	0.00	2,500.00	2,500.00	
				Pet Stations	0.00	0.00	0.00	
				<b>Total Grounds &amp; Landscaping</b>	<b>20,889.00</b>	<b>23,080.00</b>	<b>24,190.00</b>	
Pool & Poolhouse								
				Pest Control	450.00	450.00	450.00	May - Sept pest treatments at pool plus Nov. termite inspection
				Pool House Maintenance	1,200.00	1,500.00	1,500.00	
				Pool Maintenance Contract	12,720.00	10,500.00	13,380.00	
				Pool Permitting	1,360.34	1,000.00	1,500.00	
				Pool Repairs	2,500.00	5,000.00	5,000.00	
				Pool Supplies / KeyCards	250.00	1,000.00	1,000.00	New signage / equipment (such as nets / floats)
				<b>Total Pool &amp; Poolhouse</b>	<b>18,480.34</b>	<b>19,450.00</b>	<b>22,830.00</b>	
Utilities								
				Electric	7,881.00	6,600.00	8,100.00	Duke rates increased
				Pool Phone & WiFi	2,013.24	1,760.00	2,016.00	New line was added for upgraded key card system
				Water	3,063.00	4,500.00	3,300.00	

	Total Utilities	12,957.24	12,860.00	13,416.00	
	YE Reserve Contributions	8,038.17	4,988.00	5,910.00	Expected year end savings deposit before any reserve projects
	<b>Total Expense</b>	<b>78,009.75</b>	<b>77,760.00</b>	<b>85,536.00</b>	
	Net Ordinary Income	0.00	0.00	0.00	
	Other Income/Expense				
	Other Income				
	Capital Reserve Income				
	Capital Reserve Interest	0.00	0.00	0.00	
	Operating Contributions	8,038.17	4,988.00	5,910.00	Expected year end savings deposit before any reserve projects
	Total Capital Reserve Income	8,038.17	4,988.00	5,910.00	
	<b>Total Other Income</b>	<b>8,038.17</b>	<b>4,988.00</b>	<b>5,910.00</b>	
	Other Expense				
	Capital Reserve Projects				
	Pool Reserve Project	0.00	7,500.00	2,500.00	Project #1-VBG Drain work
	Pool Reserve Project		2,500.00	2,000.00	Project #2- Hot Water Heater Replacement
	Pool Reserve Project	10,430.20	2,000.00	5,000.00	Project #3- Fence Paint or Parking Lot
	Total Capital Reserve Projects	10,430.20	12,000.00	9,500.00	
	Total Other Expense	10,430.20	12,000.00	9,500.00	
	<b>Net Other Income</b>	<b>--2,392.03</b>	<b>--7,012.00</b>	<b>--3,590.00</b>	<b>Spent from reserves (no savings this year)</b>
	Net Income	--2,392.03	--7,012.00	--3,590.00	