

	A	B	H	I	J	K	L	
1	Fork Landing Farms HOA Budget Worksheet for 2023							
2				2022 Budget	2022 Projected	2023 Budget Proposal		
3	Beginnings Assets - January 1							
4		Bank Account - working fund 0202		\$0.00	\$ -	\$ -		
5		Bank Account - working fund 0529		\$14,300.00	\$ 16,760.99	\$ 16,730.00		
6		Bank Account - capital fund/reserve 4192		\$48,500.00	\$ 48,541.73	\$ 48,541.00		
7		Total All Bank Accounts		\$62,800.00	\$ 65,302.72	\$ 65,271.00		
8		Annual Assessment		\$400.00		\$ 400.00		
9	Operating Income							
10		Assessments		\$24,800.00	\$ 24,800.00	\$ 24,800.00		
11		Late Fees		\$0.00	\$ 140.00	\$ -		
12		Collection & Legal income		\$0.00	\$ -	\$ -		
13		Owner Interest		\$0.00	\$ 27.00	\$ -		
14		Interest Earned			\$ 3.00	\$ -		
15		other income (flag donations)		\$0.00		\$ -		
16		other income (tree sales + state reimbursement)		\$0.00	\$ 4,858.50	\$ -		
17	Capital & Reserve Income							
18		Reserve Assessment		\$0.00	\$ -	\$ -		
19		Capital Contribution		\$800.00	\$ -	\$ 800.00		
20		Total Income		\$25,600.00	\$ 29,828.50	\$ 25,600.00		
21	Operating Expenses							
22		Management Fees		\$3,300.00	\$ 2,520.00	\$ 2,700.00		
23		HPS administrative charges			\$ 717.30	\$ 800.00		
24		Accountants and Audit Services		\$300.00	\$ 275.00	\$ 300.00		
25		Insurance Premium		\$2,600.00	\$ 1,200.00	\$ 1,000.00		
26		Community Meetings		\$500.00	\$ 416.42	\$ 200.00		
27		Office Expenses		\$200.00	\$ 264.00	\$ 600.00		
28		Legal Services		\$500.00	\$ -	\$ 500.00		
29		Taxes, Milford City		\$200.00	\$ -	\$ -		
30		Taxes, State Franchise		\$25.00	\$ 25.00	\$ 25.00		
31		Social Events		\$500.00	\$ -	\$ 500.00		
32		Utilities - electric		\$450.00	\$ 511.30	\$ 600.00		
33		Lawn Maintenance		\$8,400.00	\$ 7,773.48	\$ 9,000.00		
34		Snow removal		\$500.00	\$ 2,018.00	\$ 2,000.00		
35		Grounds maintenance		\$3,000.00	\$ 527.99	\$ 500.00		
36		Landscaping Enhancements		\$500.00	\$ 204.00	\$ 300.00		
37		Irrigation maintenance		\$300.00	\$ 350.00	\$ 400.00		
38		Total Operating Expenses		\$21,275.00	\$ 16,802.49	\$ 19,425.00		
39	Capital Improvements/Major Repairs							
40	Asset Purchases							
49	Capital Improvements							
56		legal fees to amend bylaws		\$2,000.00	\$ 1,700.00			
57		Flags (funded by volunteer donations)						
58		Common area improvements		\$3,000.00	\$ 6,336.95	\$ 15,000.00		
59	Major Repairs							
62		drainage behind lots 16-18		\$4,000.00	\$ -	\$ 4,000.00		
63		Expand riprap in SWMA overflow		\$5,000.00	\$ 2,977.50			
64		Total Capital Improvements & Major repairs		\$14,000.00	\$ 11,014.45	\$ 19,000.00		
65		Total Annual Expenses		\$35,275.00	\$ 27,816.94	\$ 38,425.00		
66		Net Annual Income (Loss)		(\$9,675.00)	\$ 2,011.56	\$ (12,825.00)		
67	End of Year Assets - December 31							
68		Bank Account - checking 0202			\$ -			
69		Bank Account - checking 0529			\$ 16,730.00	\$ 10,000.00	proj	
70		Bank Account - savings 4192			\$ 48,541.00	\$ 42,446.00	proj	
71		Total bank accounts			\$ 65,271.00	\$ 52,446.00	proj	
72		Less Prepaid Owner Assessment			\$ 7,500.00	\$ 7,500.00	proj	
73		Net Reserves		\$47,135.00	\$ 57,771.00	\$ 44,946.00	proj	