

Mesa Estates Homeowners Association, Inc.

2020 Proposed Annual Budget

Proposed Monthly Dues: Developed  
 Proposed Monthly Dues: Undeveloped

\$	80.00	←
\$	10.00	←

	2020 Proposed		
<b>Estimated Revenue</b>		<b>Lots</b>	
Revenue from Improved Lots	\$ 74,880.00	78	Lots Complete
Revenue From Builds In-progress	3,280.00	4	Lots In-Progress
Estimated New Builds Revenue Total	2,160.00	4	Estimated new builds this year
Estimated Revenue From Undeveloped Lots	2,640.00	22	Undeveloped All Year
Calculated estimated revenue	\$ 82,960.00		
<b>Less: Prepaid Dues</b>	<b>(4,070.40)</b>		
Total HOA Dues Revenue To Be Received (Cash Basis)	\$ 78,889.60	108	Total Lots
Lien Collection From Closing on Home in Arrears	1,250.00	<i>Assuming this home sells and closes this year</i>	
Declarant Transfer Fee	600.00	4	\$ 150.00 Paid to HOA from buyers of existing homes
HOA New Buyer Capital Assessment	2,400.00	8	\$ 300.00 Paid to HOA from buyers of newly-built homes
<b>Total revenue estimated to be received during the year</b>	<b>\$ 83,139.60</b>		
<b>Estimated Expenses</b>			
HOA Property Management	\$ 8,100.00		
Landscape Maintenance (Peaceful Valley)	33,120.00		
Landscape Maintenance - Tree/Shrub Repairs	6,000.00		
Pump, Irrigation Repair & Maintenance	8,000.00		
Pond Dredging	6,000.00		
Snow Removal	3,462.00	3	\$ 1,154.00
Insurance	1,056.00		
Electrical	2,200.00		
Postage/Supplies	170.00		
Annual HOA Meeting / Summer Picnic	300.00		
Miscellaneous	1,200.00		
Bank Charges	20.00		
Legal/Registrations	35.00		
Accounting (Tax Return Prep)	180.00		
Expenses Subtotal	\$ 69,843.00		
Contribution to General Reserve	10,000.00		
Total Expenses	\$ 79,843.00		
<b>Estimated Net Income</b>	<b>\$ 3,296.60</b>		

Estimated Account Balances: Dec 31, 2019:	1/1/2019	Changes	12/31/2019
Operating Account	\$ 9,968.24	\$ 9,877.72	\$ 19,845.96
Reserve Account	30,000.00	5,000.00	35,000.00
Total Assets	\$ 39,968.24		\$ 54,845.96
<b>Estimated Account Balances: Dec 31, 2020:</b>	<b>1/1/2020</b>	<b>Changes</b>	<b>12/31/2020</b>
Operating Account	\$ 19,845.96	\$ 3,296.60	\$ 23,142.56
Reserve Account	35,000.00	10,000.00	45,000.00
Total Assets	\$ 54,845.96		\$ 68,142.56