

Hannah Ridge Homeowners Association Budget for 2021			
	Budget		
Category	2021		Comments
Income:			
Assessment Income (\$480 per	135,840		Homes as of 12/31/19 + 24
Assessments on vacant lots	2,585		(55) lots at \$47.00 per year
Late Fees Income	1,000		
Landscape Assurance Deposits	60,000		(24) homes at \$2500
Working Capital (W/C)	23,040		(24) closings @ \$960
Total Income	222,465		
Expenses:			
Accounting Fees/Income Tax	500		
Administration Costs	3,000		bookkeeping, letters, etc
Insurance	1,600		General Liability & D/O coverage
Landscape Assurance Review Fees	12,000		\$500 per home, paid to NES
Landscape Assurance Deposit Refund	48000		\$2000 per home refunded to Owner
Legal-Collection/Bad Debt Expense	2,700		
Landscape Maintenance	18,000		
Management Fees	27,168		\$8.00 per door
Misc./Contingency	10,745		
Social	6,000		
Trash Removal	40,752		\$12.00 per home per month
Property taxes on common	6,000		
Utilities	32,000		
Website	500		
Snow Removal	4,500		
Reserves	9,000		\$750 per month
Total Administrative Expenses	222,465		
NET OPERATION INCOME	0		