

Jacaranda West HOA #1, Inc.
Approved Budget
January 1, 2022 - December 31, 2022

	2021 Approved Budget	2022 Approved Budget
Income		
5010.00 · Assessments	\$176,003	\$176,000
5010.01 · Members Past Due Interest	\$0	\$0
5011.00 · Replacement Fund Assessment	\$139,000	\$161,500
5030.00 · Sales & Lease Fees	\$0	\$0
5040.01 · Fines	\$0	\$0
5050.00 · Interest - Operating	\$0	\$0
Total Income	\$315,003	\$337,500

Expense		
7100.00 · Grounds		
7110.00 · Grounds Contract	\$43,441	\$45,500
7120.00 · Svc/Replacem/Other	\$4,500	\$2,560
7130.00 · Cul-de-sac Maintenance	\$1,600	\$0
7135.00 · Lake Treatment	\$26,487	\$24,500
7140.00 · Tree Trimming	\$7,266	\$7,000
7150.00 · Sprinkler/Irrigation Contract	\$2,763	\$2,800
Total 7100.00 · Grounds	\$86,057	\$82,360

7200.00 · Maintenance		
7210.00 · Repairs & Maintenance	\$3,246	\$2,000
7220.00 · Pest Control	\$300	\$300
7225.00 · Maintenance - Self Help	\$0	\$0
Total 7200.00 · Maintenance	\$3,547	\$2,300

7500.00 · Utilities		
7520.00 · Electric	\$915	\$920
Total 7500.00 · Utilities	\$915	\$920

7800.00 · Administration		
7810.00 · Insurance	\$4,639	\$5,800
7820.00 · Professional - Legal	\$20,000	\$20,000
7825.00 · Accounting Services - Review	\$3,500	\$3,950
7830.00 · Division Fees	\$63	\$170
7870.00 · Management Fee	\$43,026	\$47,000
7880.00 · Office Supplies/Misc	\$3,705	\$4,500
7885.00 · Postage	\$1,800	\$0
7886.00 · Copies/Printing	\$2,500	\$0
7887.00 · Printing - Mass Mailings	\$4,000	\$6,000
7896.00 · Bad Debt - Expense	\$2,252	\$3,000
Total 7800.00 · Administration	\$85,485	\$90,420

Total Expense	\$176,003	\$176,000
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7900.00 · Other		
7910.00 · Transfer to Replacement Fund	\$139,000	\$161,500
Total 7900.00 · Other	\$139,000	\$161,500

Total Expense + Replacement Fund	\$315,003	\$337,500
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ANNUAL ASSESSMENT	2021	2021
ANNUAL EXPENSES	\$ 195.56	\$ 195.56
REPLACEMENT FUND	\$ 154.44	\$ 179.44
TOTAL	\$ 350.00	\$ 375.00

Total Homes 900
 Payments Per Year 1

Jacaranda West HOA #1, Inc.
Replacement Fund - Approved Budget
January 1 - December 31, 2022

		Balance 1/1/22	2021 Surplus	Annual Contribution	Estimated Expense	2022 Total
ACCT #	ASSET					
3503	Grounds & Lakes	163,043.08	-	5,000.00	-	168,043.08
3503.05	Gatehouse Build	1,897.89	-	-	-	1,897.89
3504	Infrastructure	91,135.25	20,000.00	69,250.00	50,000.00	130,385.25
3507	Paving & Sealcoating	239,861.13	-	69,250.00	125,000.00	184,111.13
3528	Wall Painting	9,862.94	-	18,000.00	-	27,862.94
		505,800.29	20,000.00	161,500.00	175,000.00	512,300.29

Note 1: 3504 Infrastructure beginning balance includes \$18,500 (CIPP Liners 1729 Gondola) & \$28,500 (CIPP Liners 1616 E. Cypress Pt.) to Howell Concrete paid in October

Note 2: 3507 Paving & Sealcoating beginning balance includes expenses of \$82,993 to Advanced Asphalt paid in October & \$10K for sealcoating to be paid to Jacaranda Country Club Villas. \$20K accumulated interest added