

NORTH MEADOW HOMEOWNERS ASSOCIATION  
**2022 OPERATING BUDGET**

	2018 ACTUAL	2019 ACTUAL	2020 ACTUAL	PROJECTED 2021 ACTUAL TO SEPT +3 MO BUDGET	2021 BUDGET	2022 BUDGET	
<b>GENERAL &amp; ADMINISTRATION EXPENSES</b>							
5101 - WATER	0	0	0	0	0	0	
5102 - GAS	0	0	0	0	0	0	
5103 - ELECTRICITY	3,808	3,913	3,398	3,467	3,900	3,900	DUSK TO DAWN STREET LIGHTS.
5104 - TELEPHONE	0	0	0	0	0	0	
5105 - OFFICE SUPPLIES & EXPENSE	0	0	0	0	0	0	
5106 - GENERAL SUPPLIES	0	0	0	0	0	0	
5107 - PRINTING	0	44	0	0	25	25	HOMEOWNER NOTICES
5110 - POSTAGE	13	30	0	0	25	25	HOMEOWNER MAILINGS
5111 - PERMITS, FEES, LICENSES	10	10	0	20	10	10	CORPORATION COMMISSION \$10, HOMEOWNER LIEN FEES \$0, TRADE NAME/TRADE MARK 5/10 YEAR RENEWAL \$10/\$15.
5112 - TAXES	54	54	54	55	55	55	STATE & FEDERAL INCOME TAX, TAX EXTENSIONS, P/TAX \$8 LIAB, PROP, D&O CURRENT YEAR EXPIRES 5/22 @ \$1493, PLUS CRIME COVERAGE @ \$33 EXPIRES 07/22
5116 - INSURANCE	1,496	1,514	1,501	1,516	1,526	1,526	TAX RETURN PREPARATION \$250; COMPILATION SERVICES \$675
5117 - LEGAL	0	0	743	0	0	0	ANNUAL MEETING STENOGRAPHER AND REFRESHMENTS
5121 - PROFESSIONAL SERVICES	925	925	925	925	925	925	
5122 - MEETINGS & SEMINARS	90	120	100	120	120	120	
5123 - CONTRIBUTIONS	0	0	0	500	0	0	
5124 - SOCIAL ACTIVITIES	0	0	0	0	0	0	
5126 - DEPRECIATION - BLDG. IMPROVEMENTS	0	0	0	0	0	0	
5128 - DEPRECIATION - IMPROVEMENTS	0	0	0	0	0	0	
5140 - BANK CHARGES - OPERATING	0	0	0	0	0	0	
5195 - BAD DEBT EXPENSE	0	0	0	0	0	0	
<b>TOTAL GENERAL &amp; ADMINISTRATION EXPENSES</b>	<b>6,397</b>	<b>6,611</b>	<b>6,721</b>	<b>6,603</b>	<b>6,586</b>	<b>6,586</b>	

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<b>REPAIR &amp; MAINTENANCE</b>							
5201 - EQUIPMENT	0	0	0	0	0	0	
5202 - BUILDING	0	0	0	0	0	0	
5203 - WALKWAYS & PATHS	0	0	0	25	100	100	SIDEWALK REPAIR, GRINDING TRIPPING HAZARDS
5204 - STREETS & PARKING AREAS	0	0	0	0	0	0	
5205 - STREET SIGNS	0	0	0	0	0	0	
5206 - LIGHTING	533	43	416	525	200	200	LIGHT BULB REPLACEMENT, FIXTURE REPAIR
5207 - FENCING AND WALLS	0	0	0	0	0	0	WALL REPAIR & TOUCH-UP PAINT
5208 - SPRINKLER	70	0	209	0	0	0	
5212 - POOL/SPA/KOOL DECK	0	0	0	0	0	0	
5213 - FURNITURE & FIXTURES	0	0	0	0	0	0	
<b>TOTAL REPAIR &amp; MAINTENANCE</b>	<b>603</b>	<b>43</b>	<b>625</b>	<b>550</b>	<b>300</b>	<b>300</b>	

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<b>OPERATING EXPENSES</b>							
5301 - TOOLS & PARTS	0	0	0	0	0	0	
5302 - CONTRACT SERVICES	130	130	150	150	150	150	TRIM PALMS
5304 - FERTILIZER, SEED, CHEMICALS	0	0	0	0	0	0	
5305 - PLANTS, TREES, ROCKS	286	685	261	324	400	400	PLANT REPLACEMENT AS NEEDED
5316 - CABLE TV	11,432	12,376	12,534	12,317	12,566	11,080	2022 - 31.84 PER UNIT PER MONTH. (29 UNITS)
5317 - PEST CONTROL	0	0	0	0	0	0	
5318 - TERMITE PROGRAM	0	0	0	0	0	0	
5323 - SIGNAGE	86	0	0	0	0	0	
<b>TOTAL OPERATING EXPENSES</b>	<b>11,934</b>	<b>13,191</b>	<b>12,945</b>	<b>12,791</b>	<b>13,116</b>	<b>11,630</b>	

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<b>MAINTENANCE ALLOCATION</b>								
5497 - LANDSCAPE ALLOCATION	Grand Total	10,980	11,158	11,918	11,831	11,831	11,783	2012 - BEGIN FIXED FEE FOR LANDSCAPE & BLDG MAINTENANCE
5498 - BUILDING ALLOCATION	Grand Total	1,706	1,734	1,830	1,843	1,843	1,954	
TOTAL MAINTENANCE ALLOCATION		12,686	12,892	13,748	13,674	13,674	13,737	
TOTAL EXPENSES		31,620	32,737	34,038	33,618	33,676	32,253	
LESS DEPRECIATION		0	0	0	0	0	0	
LESS OTHER REVENUES		(188)	(172)	(316)	(242)	0	(10)	LATE FEES, INTEREST INCOME OPERATING
FUND FROM OPERATING CASH								
TOTAL OPERATING CASH REQUIREMENT		31,432	32,565	33,722	33,376	33,676	32,243	
BUDGETED OPERATING CASH REQUIREMENT		30,949	31,628	33,735	33,676	33,676	32,243	
NUMBER OF UNITS		29	29	29	29	29	29	
ANNUAL ASSESSMENT @ UNIT		1,067	1,091	1,163	1,161	1,161	1,112	
MONTHLY ASSESSMENT @ UNIT		89	91	97	97	97	93	
<b>OPERATING REVENUES</b>								
3002 - ANNUAL ASSESSMENTS		30,878	31,602	33,759	33,666	33,676	32,243	2022 - \$92.65 PER UNIT PER MONTH.
3005 - LATE FEES		175	155	308	238	0	0	
3046 - INTEREST INCOME - OPERATING		13	17	8	4	0	10	
TOTAL OPERATING REVENUES		31,066	31,774	34,075	33,907	33,676	32,253	
<b>BUDGETED RESERVES REQUIREMENT</b>								
BUDGETED RESERVES REQUIREMENT		7,749	7,027	6,956	7,055	7,055	8,530	
NUMBER OF UNITS		29	29	29	29	29	29	
ANNUAL RESERVES ASSESSMENT PER UNIT		267	242	240	243	243	294	
MONTHLY RESERVES ASSESSMENT PER UNIT		22	20	20	20	20	25	
<b>BUDGETED COMBINED ASSESSMENTS</b>								
BUDGETED COMBINED ASSESSMENTS		38,698	38,655	40,691	40,731	40,731	40,773	
TOTAL ANNUAL ASSESSMENT PER UNIT		1,334	1,333	1,403	1,405	1,405	1,406	OPERATING AND RESERVES COMBINED
TOTAL MONTHLY ASSESSMENT PER UNIT		111	111	117	117	117	117	OPERATING AND RESERVES COMBINED

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<b>5141 - BANK CHARGES - RESERVES</b>							
<b>TOTAL GENERAL &amp; ADMINISTRATION EXPENSES</b>	0	0	0	0	0	0	
<b>BUDGETED RESERVES REQUIREMENT</b>	7,749	7,027	6,956	7,055	7,055	8,530	
<b>NUMBER OF UNITS</b>	29	29	29	29	29	29	
<b>ANNUAL RESERVES ASSESSMENT PER UNIT</b>	267	242	240	243	243	294	
<b>MONTHLY RESERVES ASSESSMENT PER UNIT</b>	22	20	20	20	20	25	
<b>RESERVES REVENUES</b>							
<b>2810 - RESERVE ASSESSMENTS</b>	7,750	7,026	6,957	6,957	7,055	8,530	2022 - \$24.51 PER UNIT PER MONTH. INCLUDED IN RESERVE ASSESSMENT CALCULATION
<b>3047 - INTEREST INCOME - RESERVES</b>	129	121	86	84	50	56	
<b>TOTAL RESERVES REVENUES</b>	7,879	7,147	7,043	7,041	7,106	8,586	
<b>MAJOR REPAIRS &amp; REPLACEMENTS (excluding capitalized assets)</b>							
<b>6604 - STREETS &amp; PARKING AREAS</b>	50,933				0	3,982	
<b>6605 - SIGNAGE</b>					0	20,512	
<b>6606 - LIGHTING</b>					0		
<b>6607 - FENCING/WALLS</b>				14,895			
<b>6619 - LANDSCAPE</b>					0		
<b>6631 - BEAUTIFICATION/EXCELLENCE PROGRAM</b>					0		
<b>TOTAL MAJOR REPAIRS &amp; REPLACEMENTS</b>	50,933	0	0	14,895	0	24,494	