

	HAYDEN LAKES COMMUNITY ASSOCIATION, INC.					
	2022		2023			2024
	Approved Budget	Actual Year End	Approved Budget	Posted Thru Nov 9	Anticipated Year End	Working Budget
Annual Dues	935.00	935.00	1,000.00			1,100.00
<b>OPERATING INCOME</b>						
Annual Assessments	624,580.00	624,580.00	668,000.00	556,666.70	668,000.00	734,800.00
Late Fees	10,000.00	8,997.91	7,500.00	10,596.10	10,596.10	7,500.00
Collection Reimbursement	0.00	9,542.45		18,834.85	18,834.00	
Mow Exp. Reimbursement	0.00	175.00		200.00	200.00	
Deed Restriction Fines	0.00	650.00		2,675.00	2,675.00	
Interest Income	300.00	127.03	150.00	135.89	150.00	150.00
Access Card Fee	0.00	170.00		422.00	422.00	
Misc Income		21,884.73		1,000.00	1,000.00	
Operating transfer to RSRV	(10,000.00)	(9,999.60)	(15,000.00)	(12,500.00)	(15,000.00)	(15,000.00)
<b>TOTAL INCOME</b>	<b>624,880.00</b>	<b>656,127.52</b>	<b>660,650.00</b>	<b>578,030.54</b>	<b>686,877.10</b>	<b>727,450.00</b>
<b>OPERATING EXPENSES</b>						
<b>Audit &amp;Tax</b>						
Audit/Tax Prep.	5,000.00	1,136.00	1,000.00		1,000.00	1,000.00
Property Tax	2,500.00	0.00	2,300.00	2,225.08	2,396.00	300.00
Reserve Study						5,000.00
<b>Committees</b>						
Social	6,500.00	1,865.15	4,000.00	2,096.49	3,000.00	4,000.00
Communications	1,000.00	28.36	1,000.00	211.20	422.00	1,000.00
Veteran's	300.00	242.38	300.00		300.00	300.00
Welcoming	500.00	200.00	500.00	200.00	200.00	500.00
Yard of the Month	250.00	0.00	250.00	250.00	250.00	250.00
<b>Common Area Maint.</b>						
General Repairs	1,500.00	27.14	1,000.00	248.87	248.87	1,000.00
Electrical Repairs	1,500.00	1,870.00	1,500.00	2,061.50	2,061.50	1,500.00
Signage	1,000.00	770.03	1,500.00			2,000.00
Fence Maint.	1,500.00	466.96	500.00			500.00
<b>Insurance</b>						
Insurance - D&O	4,394.88	4,072.64	4,175.00	3,055.84	4,175.00	4,600.00
Insurance- Property	14,900.30	15,076.96	15,850.00	11,970.91	15,850.00	17,435.00
Insurance- Umbrella	1,813.76	1,932.00	2,000.00	1,446.67	2,000.00	2,200.00
Insurance- Workers Comp	437.09	401.04	425.00	300.80	425.00	425.00
Insurance - Flood		912.00	1,000.00	390.40	1,000.00	1,000.00
<b>Landscape</b>						
Landscape Contract	200,000.00	193,619.90	238,000.00	221,986.68	238,000.00	238,000.00
Landscape Improvements/Repairs	33,000.00	22,698.32	24,000.00	22,247.55	29,303.33	27,500.00
Irrigation Repairs	10,000.00	27,950.96	30,000.00	22,163.91	27,050.00	30,000.00
Arborist	10,000.00	5,495.00	5,000.00	2,081.49	3,368.49	4,000.00
<b>Lake Maintenance</b>						
Lake Management Contract	16,200.00	16,200.00	16,800.00	15,400.00	16,800.00	16,800.00
Lake Chemical and Supplies	12,000.00	13,639.83	10,500.00	15,933.59	18,000.00	16,000.00
Fountain Maintenance And Repairs	5,000.00	4,702.29	7,500.00	14,747.05	14,747.05	15,000.00

<b>Legal</b>						
Assessment Collection	8,000.00	10,815.95	10,000.00	17,748.35	19,000.00	15,000.00
Legal Corporate	2,500.00	4,195.40	4,000.00	2,998.44	3,500.00	6,000.00
Legal Deed Restriction	1,000.00	245.00	250.00	700.00	1,000.00	1,000.00
<b>Administrative Management</b>						
Management Services	29,652.60	30,048.10	30,550.00	25,458.30	30,550.00	31,466.50
Bank Chgs/Fees	100.00	32.68				
Copies and Printing	2,000.00	1,064.95	1,500.00	940.05	1,200.00	1,500.00
Statements/Mailouts	2,100.00	2,019.00	2,100.00	927.23	2,931.23	2,100.00
Misc Office Expense	2,000.00	571.76	500.00	289.68	289.68	500.00
Meeting expense	700.00	228.41	150.00			
Postage	2,000.00	482.14	500.00	741.12	1,000.00	1,000.00
Record Storage Fees	450.00	420.00	450.00	390.00	480.00	540.00
Elections	750.00		750.00	1,060.44	1,060.44	1,100.00
<b>Pool/Pavillion</b>						
Pool Management Contract	42,541.72	45,390.56	48,000.00	45,094.84	48,000.00	45,750.00
Pool Chemicals	1,500.00	881.18				
Pool Equipment	3,000.00	1,845.50	1,000.00			1,000.00
Pool Repairs/Imprvmts	8,000.00	12,701.80	8,000.00	5,644.00	5,644.00	8,000.00
Pool Telephones/Internet	2,600.00	2,799.49	3,000.00	2,372.66	2,880.36	2,700.00
Access Card System	2,500.00	1,014.73	500.00	400.53	400.53	500.00
Pool Furniture	4,000.00		2,000.00			500.00
Security and Camera Monitoring	1,000.00	2,409.25	2,500.00	1,585.36	1,585.36	500.00
Clubhouse Repairs & Cleaning Supp	1,000.00	468.91	4,000.00	272.06	272.06	1,000.00
Exterminating		365.00	700.00	345.00	460.00	600.00
Janitorial/Cleaning Services		1,665.00	3,300.00	2,970.00	3,290.00	2,800.00
<b>Parks &amp; Playgrounds</b>						
Playground Maintenance and Repai	3,000.00	326.69	1,000.00	117.90	17.90	500.00
Dog Park Maintenance	1,000.00	335.33	500.00	189.67	189.67	700
<b>Utilities</b>						
Electric - Common Areas		69,336.42	80,000.00	81,824.38	99,094.00	100,000.00
Electric - Street Light						
Electric	90,000.00					
Water & Sewer	75,000.00	137,673.18	80,000.00	89,238.72	113,180.02	105,000.00
<b>Other</b>						
Bad Debt Expense	2,000.00	514.36	500.00	6,849.30	6,849.30	500.00
Deed Restriction Maint/Force Mow		310.00		76.50	76.50	
Holiday Decorating	3,500.00	1,958.00	2,000.00	1,958.00	1,958.00	4,000.00
Mosquito Spraying	3,000.00	2,889.13	3,150.00	2,265.00	2,750.00	2,800.00
<b>Operating Expenses</b>	<b>624,190.35</b>	<b>646,314.88</b>	<b>660,000.00</b>	<b>631,475.56</b>	<b>728,256.29</b>	<b>727,366.50</b>
<b>Operating Surplus/Deficit</b>	<b>689.65</b>	<b>9,812.64</b>	<b>650.00</b>	<b>(53,445.02)</b>	<b>(41,379.19)</b>	<b>83.50</b>
<b>RESERVE INCOME</b>						
RSRV-Trsf from Opr. Fund	10,000.00	9,999.60	15,000.00	12,500.00	15,000.00	15,000.00
RSRV Interest		507.21		503.11	550.00	0.00
Capitalization Fee		16,660.00		15,897.50	15,897.50	0.00
<b>TOTAL INCOME</b>	<b>10,000.00</b>	<b>27,166.81</b>	<b>15,000.00</b>	<b>28,900.61</b>	<b>31,447.50</b>	<b>15,000.00</b>
<b>RESERVE EXPENSES</b>						

RSRV-Pool Repairs/Improvements		41,483.97				
RSRV-Landscaping Improvements						
TOTAL EXPENSES	0.00	41,483.97	0.00	0.00	0.00	0.00
<b>Reserve Surplus/Deficit</b>	10,000.00	(14,317.16)	15,000.00	28,900.61	31,447.50	15,000.00
<b>ASSOCIATION SURPLUS/DEFICIT</b>	10,689.65	(4,504.52)	15,650.00	(24,544.41)	(9,931.69)	15,083.50