

SADDLEBACK HOA 2021 ANNUAL BUDGET

(estimated 8-Dec-2020)

	2021	Projected 2022	Projected 2023
INCOME			
Dues Income (\$168/lot, then \$201/lot)	\$17,472	20,904.00	25,064.00
Transfer fees	\$0	0.00	0.00
Interest Income on Reserve Funds	\$200	200.00	200.00
Total Income	\$17,672	\$21,104	\$25,264
EXPENSES			
EBMC Management Fee	\$6,000	\$6,600	\$6,900
Insurance	\$3,680	\$3,680	\$4,000
Landscape Maintenance	\$4,200	\$4,500	\$4,800
Utilities (Electric)	\$1,000	\$1,200	\$1,200
Storage Locker	\$1,000	\$1,100	\$1,200
Maintenance (per year, 5-yr cycle)			
Landscape plant replacement	\$500	\$600	\$700
Kiosk driveway sealing	\$125	\$150	\$150
Kiosk structure painting	\$80	\$100	\$100
Office Expense			
Stationary	\$350	\$350	\$350
Postage	\$330	\$330	\$330
Supplies	\$600	\$600	\$600
Subscriptions	\$740	\$740	\$740
Community Functions	\$500	\$500	\$500
Tax Return Prep, taxes	\$400	\$400	\$400
Meetings	\$200	\$200	\$200
Legal (CC&R updates)	\$1,500	\$1,500	\$1,500
Total Expenses	\$21,205	\$22,550	\$23,670
NET INCOME	(\$3,533)	(\$1,446)	\$1,594

RESERVE ACCOUNT

Wells Fargo Checking 1/16/20	\$42,343
Est. Uncollected Dues ()	\$2,000
TOTAL Available Funds	\$44,343
2020 Estimated Expenses	-\$3,533
TOTAL Reserve Funds	\$40,810

RESERVE ALLOCATION

	Year New	Useful Life	Current Age	Life Remain	Service Cost (est)
MAIL KIOSK (Structure, excl. maint.)	2018	30	3	27	-15,000.00
FRONT ENTRANCE					
Well Pump	2018	30	3	27	-3,000.00
Plumbing	2018	30	3	27	-2,500.00
Signs (Entrance, kiosk)	2006	30	13	17	-4,500.00
TOTAL Reserve Expenses					-25,000.00
Current Available Reserve Funds					40,810.00
Unallocated Reserve Funds					15,810.00
(savings for contingencies)					