

Pebble Creek at Meadow Woods HOA, Inc.
Proposed 2024 Budget

	2023	2024
Account	Approved	Proposed
Description	Budget	Budget
Assessment Quarterly	\$ 230.00	\$ 264.50
04010 HOA Assessments	196,880.00	226,409.25
04025 Administrative Fees	0.00	0.00
04026 Paid Out Administrative Fees	0.00	0.00
04130 Legal Fees Reimbursement	0.00	0.00
04160 Gate Access Cards/Pool Keys	0.00	0.00
04180 Interest Income	0.00	0.00
04191 Interest on Reserves	0.00	0.00
04192 Allocate Reserve Interest	0.00	0.00
04193 Miscellaneous Income	0.00	0.00
Subtotal Income	<u>196,880.00</u>	<u>226,409.25</u>
EXPENSES		
Maintenance		
05020 Landscaping Contract	21,600.00	23,400.00
05030 Security	14,000.00	14,400.00
05040 Common Area Improvements	373.00	1,000.00
05060 Irrigation-Repairs & Maint	3,000.00	4,000.00
05180 Annuals	1,265.00	2,000.00
05185 Landscape replacement	500.00	1,000.00
05187 Landscape chemicals/pest control	1,800.00	3,600.00
05189 Tree Trimming	1,800.00	1,800.00
05260 Signage- Maintenance	300.00	300.00
Maintenance	44,638.00	51,500.00
Grounds Maintenance		
06030 Fence and Wall - Repair/Maint	500.00	500.00
06040 Entry Gate - Service/Repairs	6,080.00	6,080.00
06050 Entry Gate - Phone	1,500.00	1,500.00
06070 Lakes/Ponds/Waterways	2,150.00	2,500.00
06120 Lighting Repairs	540.00	550.00
Grounds Maintenance	10,770.00	11,130.00
Pool/Clubhouse		
06290 Pool Maintenance	6,000.00	7,200.00
06340 Pool Equipment Repairs	1,600.00	1,600.00
06380 Pool Permit	370.00	370.00
06480 Pool Supplies & Chemicals	3,800.00	5,200.00
06580 Furniture Maintenance	350.00	350.00
06650 Pool - Gate/Fence Repairs	530.00	530.00
06700 Trash Pick Up	3,600.00	4,800.00
06750 Cabana Cleaning	6,000.00	6,600.00
07040 Pool - Electricitv	5,440.00	6,600.00
07043 Pool - Water and Sewer	2,300.00	2,000.00
07100 General Repair and Maint	12,500.00	14,000.00
Pool/Clubhouse	<u>42,490.00</u>	<u>49,250.00</u>
Utilities		
07941 Electric - Street Light	11,500.00	14,000.00
Utilities	11,500.00	14,000.00
Management & Admin		
08020 Management Fee	20,400.00	21,000.00
08025 Enumerate On-Line Portal	2,568.00	2,568.00
08040 Postage	1,100.00	1,200.00
08060 Printing	2,475.00	2,385.00
08070 Accounting	1,300.00	1,300.00
08075 Legal Expense	7,500.00	7,500.00
08077 Insurance	8,730.00	12,500.00
08090 Storage Fee	600.00	600.00
08100 Master Association Fees	23,540.00	23,540.00
08122 Corporate Annual Report	62.00	61.25
08140 Office Supplies	1,225.00	1,225.00
08170 Bad Debt Expense	0.00	0.00
08190 Bank Charges	682.00	650.00
Management & Admin	70,182.00	74,529.25
Reserves		
09001 Reserves - Roads/Drainage	10,000.00	10,000.00
09005 Reserves - Gate	5,000.00	5,000.00
09007 Reserves - Pool	1,200.00	9,500.00
09010 Reserves - Cabana Roof	1,100.00	1,500.00
Reserves	17,300.00	26,000.00
TOTAL EXPENSES	196,880.00	226,409.25
Current Year Net Income/(loss)	0.00	0.00
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