

Red Canyon Townhomes		dues	per month
2024 Budget Review worksheet	Dues without garage/qtr (64 owners)	907.50	302.50
	Dues with garage/qtr (12 owners)	970.20	323.40

	2023 Budget	YTD Aug 23	2024 Budget	Comments
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Fines/Interest	-	450	-	
Garage Operating	864	576	864	
Interest Income, Operating	300	-	350	
Operating Assessment	189,311	126,207	192,311	
Pet Fee	900	1,900	1,200	
Returned Check Charges	-	36	-	
<b>Total Income</b>	<b>191,375</b>	<b>129,169</b>	<b>194,725</b>	
<b>Gross Profit</b>	<b>191,375</b>	<b>129,169</b>	<b>194,725</b>	
<b>Expense</b>				
401 Accounting & Payment Fees	4,200	2,695	4,500	
405 Tax Preparation	475	14	525	
410 Insurance	34,500	21,130	40,000	
420 Spring/Fall cleanup	9,000	3,846	9,000	
421 Lawn Care/Mowing	11,000	8,664	12,000	
422 Landscape maint - weeding	9,000	9,541	10,000	
423 Tree Spraying	4,000	-	2,500	
424 Pet Clean Up	1,900	1,045	1,750	
426 Pest Control	2,500	2,116	3,000	
430 Irrigation System	9,000	12,186	10,000	
440 Legal Fees	500	230	1,000	
441 Collections	100	-	100	
450 Maintenance - General	22,000	17,739	22,000	
452 Playground	1,000	1,427	1,000	
459 Project Mgmt Fees	2,500	1,567	-	
460 Management Fees	22,800	15,200	22,800	
461 Office Supplies	1,100	956	1,100	
472 Snow Removal	5,000	4,000	6,600	
473 Snow Removal - Shoveling	7,000	4,668	7,700	
474 Snow Removal Loader	2,500	-	2,500	
475 Roof/icicles/chipping	10,000	3,870	10,000	
480 Trash Removal	24,000	11,939	20,620	
481 Trash Controllable	4,800	3,389	4,030	
485 Electric	2,000	1,330	2,000	
490 Contingencies	500	-	-	
Bank Service Charges	-	36	-	
Miscellaneous	-	-	-	
<b>Total Expense</b>	<b>191,375</b>	<b>127,587</b>	<b>194,725</b>	
<b>Net Ordinary Income</b>	<b>-</b>	<b>1,582</b>	<b>-</b>	
<b>Other Income/Expense</b>				
<b>Other Income</b>				
Capital Reserve Income	86,569	57,713	83,569	
Garage Reserve Income	2,146	1,430	2,146	
Interest Income, Capital	5,600	1,543	5,600	
<b>Total Other Income</b>	<b>94,315</b>	<b>60,686</b>	<b>91,315</b>	