

GRAND VIEW HOA Budget vs Actual 06/30/22			
	Budget	Actual	Difference
	2022	6/30/2022	
INCOME:			
2022 Annual Assessment: 198 homes @ \$230 (one payment received 11/21)	45,540	44,390	1150.00
2022 Annual Reserve Account: 198 homes @ \$50 (One Payment received (11/21)	9,900	9,650	250.00
Misc Income		5	5.00
Rec'd 194 homes /Outstanding 4			
TOTAL INCOME	55,440	54,045	1395.00
EXPENSES:			
MAINTENANCE:			
Common Area Maintenance (Todd is adding \$25 month Fuel Surcharge)	9,179	2,726	6453.34
Common Area Repairs and Water System Maintenance	12,500	3,417	9083.00
Landscaping Maintenance	4,200	3,365	835.00
Silt Basin Cleaning	600	920	320.00
Snow Removal	1,000	600	400.00
Entrance Maintenance	200		200.00
Liability Insurance	1,700	1,777	77.00
Trees		6,825	6825.00
Fence Painting		4,729	4729.00
TOTAL MAINTENANCE EXPENSES	29,379	24,359	5020.34
Office:			
Administrative Assistant	2,400	1,290	1110.00
Photocopying	150	12	138.00
Postage and delivery	200	130	70.08
Registration and Licensing	40		40.00
Supplies	250	220	30.00
Meeting Expenses	175		175.00
Website	99	42	57.00
Filing Fees		53	53.00
TOTAL OFFICE EXPENSES	3,314	1,747	1567.08
UTILITIES:			
Electricity	8,000	2,501	5499.00
Water	4,500	4,555	55.00
Trash	156	79	76.93
TOTAL UTILITIES EXPENSE	12,656	7,135	5520.93
OTHER EXPENSES			
Contingency Fund (misc)	191		191.00
TOTAL OTHER EXPENSES	191	0	191.00
TOTAL EXPENSES	45,540	33,241	12299.35
not transferred to the reserve account yet . \$9,900 w/b out of Operating and into Reserve			
BANK BALANCES	12/31/21	6/30/22	
Operating	21,659	41,483	
Reserve	49,230	49,235	
TOTAL BANK BALANCE	70,889	90,718	