

**Pine View Estates  
Approved 2023 Budget**

	<b>2022 Actuals @ \$100.00</b>	<b>Proposed 2023 @ \$125.00</b>	
Annual Dues	\$1,850.00	\$2,625.00	\$100/home/year x 21 homes
Late fees	\$225.00	\$0.00	
Reimbursed Legal fees	\$542.00	\$0.00	
<b>Total Income</b>	<b>\$2,617.00</b>	<b>\$2,625.00</b>	
<b>Expenses</b>			
Insurance	\$627.00	\$700.00	Liability & Directors & Officers
Irrigation Water - GVI	\$391.89	\$403.64	Water Shares
Irrigation Water - Fruita	\$150.00	\$150.00	Water Shares
Irrigation - winterization	\$150.00	\$150.00	Blow out main line
Taxes & Licenses	\$45.00	\$135.00	DORA/SOS/Tax Filing
Legal Expenses	\$1,137.00	\$0.00	Collection of delinquent accounts
Postage	\$31.00	\$50.00	Invoices/Meeting Notices/Correspondence
Management Fee	\$900.00	\$1,150.00	Fee will incese to \$100 per month beginning March, 2023
Bank fees	\$1.95	\$3.00	
<b>Total Expenses</b>	<b>\$3,433.84</b>	<b>\$2,741.64</b>	
<b>Net</b>	<b>-\$1,583.84</b>	<b>-\$116.64</b>	
Current bank balance as of 1/28/23 = \$8,359.55			