

**Wexford Estates Homeowners Association
2023 Proposed Budget**

	2022 Proposed	2022 Actuals	2023 Proposed @ \$225	Notes
Income				
Annual Assessments	\$16,650.00	\$16,650.00	\$16,650.00	74 homes
Fines & Penalties	\$0.00	\$58.00	\$0.00	
Finance Charges & Late Fees	\$0.00	\$566.72	\$500.00	
Delinquent Owner Balance		-\$4,797.23	\$0.00	
Total Income	<u>\$16,650.00</u>	<u>\$12,477.49</u>	<u>\$17,150.00</u>	
Expenses				
Insurance	\$800.00	\$826.00	\$900.00	
Landscaping/Grounds Maint.	\$5,972.00	\$6,745.73	\$5,452.00	
Management fees	\$6,048.00	\$6,048.00	\$6,260.00	
Office Supplies	\$0.00	\$49.49	\$0.00	
Postage	\$275.00	\$0.00	\$200.00	
Taxes & Licenses	\$70.00	\$39.00	\$150.00	
Misc. Expense	\$145.00	\$0.00	\$148.00	
Bank ACH fees			\$400.00	
Water Shares	\$350.00	\$667.72	\$350.00	
Legal fees	\$600.00	\$0.00	\$600.00	
Electricity	\$600.00	\$488.30	\$600.00	
Contingency	\$290.00	\$0.00	\$290.00	
Reserve Fund	\$2,000.00	\$0.00	\$1,800.00	
Total Expenses	<u>\$17,150.00</u>	<u>\$14,864.24</u>	<u>\$17,150.00</u>	
Net Income	\$0.00	<u><u>-\$2,386.75</u></u>	\$0.00	

Bank Balances as of 3/11/2023

Operating = \$17,097.65

Savings = \$1,950.28