

Harps Mill Woods HOA Budget

As of 12/31/2023

Income:	Budgeted	Actual
Dues Rate	250.00	250.00
Special Assessment	25.00	25.00
Total Income:	31,625.00	29,479.65

<== 106 lots paid-in-full)

#	Expenses:	2023 Budgeted	2023 Actual	2023 Remaining	Notes
1	Electric	2,000.00	1,679.71	320.29	
2	Water	1,900.00	1,417.62	482.38	
3	Common Area Landscaping	5,000.00	4,380.00	620.00	Terravista contract
4	Mulch for Pool	-	-	-	
5	Planned Maintenance	-	-	-	
6	Unplanned Maintenance	2,000.00	1,404.75	595.25	pool light & fan & plumbing
7	Pool phone	900.00	765.05	134.95	
8	Pool contract	8,000.00	7,947.15	52.85	
9	Pool additional readings	1,680.00	-	1,680.00	Committee - savings to pool furniture
10	Pool permits	500.00	550.95	(50.95)	Permit & backflow
11	Pool supplies, chemicals	2,000.00	1,447.36	552.64	
12	Pool repairs & Mandated Upgrades	1,000.00	-	1,000.00	Moved to Pool Furniture(3 lounges, 4 chairs)
13	Pool keys	200.00	-	200.00	
14	Accounting & Taxes	-	-	-	
15	Legal (opinions/collections)	500.00	-	500.00	
16	Insurance	2,100.00	1,968.00	132.00	Liability Coverage
17	Mailings & Flyers	150.00	84.35	65.65	
18	Postage & PO Box	450.00	453.40	(3.40)	PO Box Rental & Postage
19	Social Events	1,000.00	-	1,000.00	Will go toward pool Resurface Account
20	Miscellaneous Expenses	100.00	-	100.00	
21	Pool Furniture	-	2,140.74	(2,140.74)	Used with savings from pool readings & balance of unplanned maintenance
22	Web Site (Domain Fee)	18.00	17.95	0.05	
23	Banking Fees (Multiple Online Access)	36.00	108.00	(72.00)	
	Total Expenses:	29,534.00	24,365.03	5,168.97	

Current Balance of Reserve Account	17,784.65
Current Balance of Normal Checking Account	1,262.75
Pool Replaster / Major Exp Fund	19,150.00

Capital Reserve - End of 2023 17,784.65

Savings (end of 2022)	17,109.00
Savings (end of 2021)	16,610.82
Savings (end of 2020)	17,235.67
Savings (end of 2019)	19,955.35
Savings (end of 2018)	17,483.14
Savings (end of 2017)	14,361.28
Savings (end of 2016)	18,442.15
Savings (end of 2015)	14,450.35
Savings (end of 2014)	11,039.49

Special Assessment Collected:	
2018	2,700.00
2019 *	3,025.00
2020 *	3,500.00
2021 *	3,025.00
2022 *	3,200.00
2023 **	3,700.00
2024	
2025	
Total:	19,150.00
Goal:	22,000.00

* includes fully paid assessment

** include unspent Social budget