DRAFT #3
9.30.21

Approved
10-11-21

2022 Heather Ridge HOA BUDGET

9/28/2021

Projected Closings:	0	0	0	0	1	1	1	1	0	1	2	2	9
Account Income	**January**	**February**	**March**	**April**	**May**	**June**	**July**	**August**	**Sept.**	**October**	**Nov.**	**Dec.**	**TOTAL**
Assoc. Fee Income*	12000	5500	0	0	233	0	204	150	0	90	117	58	18352
Initial Assessment**	0	0	0	0	400	400	400	400	0	400	800	800	3600
Reserve Funding	-1200	-550	0	0	-24	0	-20	-15	0	-9	-12	-6	-1836
Developer Contrib.													0
TOTAL INCOME	10800	4950	0	0	609	400	584	535	0	481	905	852	20116
PROJ. EXPENSES													
Management Fee	350	350	350	350	350	350	350	350	350	350	350	350	4200
RE Tax Comm Area													0
Landscape Maintenance	593	593	593	593	593	593	593	593	593	593	593	593	7116
Streetlights	500	500	500	500	500	500	500	500	500	500	500	500	6000
Water	25	0	0	0	45	45	45	45	45	25	0	0	275
Irrigation Start/Close													0
Office Expenses	15	15	15	15	15	15	15	15	10	10	15	15	170
Prof. / Legal							350						350
Insurance w/ D&O									1505				1505
Snow Removal	250	250											500
Misc.													0
TOTAL EXPENSE	1733	1708	1458	1458	1503	1503	1853	1503	3003	1478	1458	1458	20116
Profit / Loss	9067	3242	-1458	-1458	-894	-1103	-1269	-968	-3003	-997	-553	-606	0

*Annual Assessment: $350
**Initial Working Capital Assessment: $400
***Grass cutting fee includes irrigation start/close
# of Residents Closed as of 12/31/21: 50