

The Crossings at Oakland 2025 ANNUAL BUDGET: 360 UNITS

ACCOUNT NAME		2024 BUDGET - \$800	2025 BUDGET - \$860
INCOME:			
40000	ASSOCIATION DUES	\$ 288,000.00	\$ 309,600.00
45000	TRANSFER FROM RESERVES	\$ 37,317.78	\$ 4,448.06
TOTAL INCOME:		\$ 325,317.78	\$ 314,048.06
EXPENSES:			
ADMINISTRATION EXPENSES			
50110	COPIES	\$ 1,300.00	\$ 2,000.00
50120	POSTAGE	\$ 1,500.00	\$ 2,100.00
50145	LEGAL FEES - OTHER	\$ 500.00	\$ 500.00
50160	AUDIT/TAX RETURN	\$ 750.00	\$ 800.00
50200	MANAGEMENT SERVICES	\$ 34,067.28	\$ 35,770.56
50225	SOCIAL	\$ 1,500.00	\$ -
50240	MISC ADMIN	\$ 4,000.00	\$ 4,000.00
50245	WEBSITE	\$ 420.00	\$ 420.00
50255	FEDERAL INCOME TAX	\$ 1,500.00	\$ 1,500.00
TOTAL ADMIN EXPENSES		\$ 45,537.28	\$ 47,090.56
UTILITY EXPENSE			
60010	ELECTRICITY	\$ 5,000.00	\$ 6,000.00
60015	GAS	\$ 6,100.00	\$ 5,500.00
60025	WATER/SEWER	\$ 8,500.00	\$ 14,000.00
60050	TELEPHONE	\$ 700.00	\$ 830.00
TOTAL UTILITY EXPENSE		\$ 20,300.00	\$ 26,330.00
INSURANCE			
50535	WORKER'S COMPENSATION	\$ 473.00	\$ 425.00
50560	PROPERTY & LIABILITY	\$ 6,730.00	\$ 7,012.00
TOTAL INSURANCE & LOAN		\$ 7,203.00	\$ 7,437.00
GROUNDS MAINTENANCE			
63000	GROUNDS MAINTENANCE	\$ 1,000.00	\$ 2,500.00
63100	LAWN MAINTENANCE	\$ 51,500.00	\$ 51,500.00
63135	TREE REMOVAL	\$ 1,500.00	\$ 1,500.00
63145	MULCH	\$ 11,550.00	\$ 11,550.00
63150	HOLIDAY DECORATIONS	\$ 3,975.00	\$ 3,975.00
63160	PARK REPAIR & MAINT	\$ 500.00	\$ 500.00
63170	FLAG SERVICES	\$ 927.50	\$ 980.50
63400	IRRIGATION	\$ 1,125.00	\$ 1,125.00
63520	MAILBOX/SIGN	\$ 1,500.00	\$ 1,500.00
63600	SNOW REMOVAL	\$ 16,000.00	\$ 16,000.00
63610	CHEMICAL (SALT)	\$ 2,100.00	\$ 2,100.00
63710	ASPHALT	\$ 17,750.00	\$ -
63910	TRASH REMOVAL	\$ 84,000.00	\$ 85,000.00
TOTAL GROUNDS EXPENSE		\$ 193,427.50	\$ 178,230.50
BUILDING MAINT & REPAIR			
65015	ELECTRICAL REPAIRS	\$ 500.00	\$ 500.00
65020	FENCES	\$ 500.00	\$ 500.00
TOTAL BUILD MAINT & RPR		\$ 1,000.00	\$ 1,000.00
COMMUNITY POOL			
70045	CLUBHOUSE REPAIRS	\$ 6,300.00	\$ 500.00
70100	POOL SERVICE & MAINTENANCE	\$ 14,750.00	\$ 15,000.00
70105	POOL CHEMICAL AND SUPPLIES	\$ 7,000.00	\$ 7,000.00
70110	POOL DECK	\$ 1,000.00	\$ 500.00
TOTAL COMMUNITY POOL		\$ 29,050.00	\$ 23,000.00
RESERVE FUNDING			
90000	REPLACEMENT RESERVE	\$ 28,800.00	\$ 30,960.00
TOTAL RESERVE FUNDING		\$ 28,800.00	\$ 30,960.00
TOTAL BUDGETED EXPENSE		\$ 325,317.78	\$ 314,048.06
NET INCOME OR (LOSS)		\$0.00	\$0.00