	2026 Budget	2026 Projected	2027E Budget
Income:			
Assessments	$ 45,390.73	$ 45,390.73	$49,910.00
Late Fee on Assessments	$ -	$ 197.40	-
Interest	$ 4,000.00	$ 4,400.00	4,400.00
Total Income	$ 49,390.73	**$ 49,988.13**	**$54,310.00**
Expenses:			
Meetings			
Annual Meeting	$ 100.00	$ 100.00	$100.00
Professional Fees:	**$ 8,808.00**	**$ 8,137.45**	**$10,727.00**
Accountant	$ 565.00	$ 545.00	$575.00
Advertising	$ 185.00	$ 95.45	$185.00
Attorney	$ 1,500.00	$ 1,500.00	$1,500.00
Insurance (Liability & Bond)	$ 6,558.00	$ 5,997.00	$6,467.00
Reserve Analysis	$ -	$ -	$2,000.00
Utilities:	**$ 445.00**	$ 445.00	$467.00
Maintenance:	**$ 16,565.00**	**$ 18,365.00**	**$17,885.00**
Mowing of Ponds	$ 5,775.00	$ 5,775.00	$5,980.00
Routine Pond Maintenance	$ 5,500.00	$ 5,500.00	$6,500.00
Mowing: sign and common areas	$ 3,290.00	$ 3,290.00	$3,405.00
Maintenance Sign/ Landscaping	$ 2,000.00	$ 3,800.00	$2,000.00
Office Supplies			
Ink, Paper, Envelopes	**$ 400.00**	$ 400.00	$412.00
Website	**$ 230.00**	$ 280.99	$ 290.99
Postage & Delivery	**$ 685.00**	**$ 685.00**	**$732.00**
Stamps	$ 413.00	$ 413.00	$443.00
Certified Letters	$ 25.00	$ 25.00	$25.00
P.O. Box	$ 247.00	$ 247.00	$264.00
Welcome/ Social	**$ 300.00**	**$ 300.00**	$300.00
Taxes:	**$ 1,595.03**	**$ 1,519.00**	**$ 1,683.00**
Federal	$ 1,251.00	**$ 1,172.00**	$ 1,320.00
State	$ 344.03	**$ 347.00**	$ 363.00
Total Expenses	$ 29,128.03	**$ 30,232.44**	**$ 32,596.99**
Total Reserve (Income - Expenses)	**$ 20,262.70**	**$ 19,755.69**	**$ 21,713.01**
Check	*$ -*	*$ -*	*$ -*