

# Peaks at Redlands Mesa Budget 1

## 2023 Budget 1 Approved

\$255/Month 24 Units

Special Assessment of \$1,500.00 Due Sept. 1st, 2023

	2021	2022	2023
INCOME	Actual	Actual	Proposed
Income from Operations	\$55,200.00	\$63,218.84	\$73,440.00
Special Assessment Income			\$36,000.00
Late Fees	\$475.00	\$400.00	
Interest	\$17.49	\$14.95	\$15.00
Violation Income	\$175.00		
<b>Total Income</b>	<b>\$55,867.49</b>	<b>\$63,633.79</b>	<b>\$109,455.00</b>
<b>EXPENSES</b>			
Repair & Maintenance	\$6,809.72	\$6,137.45	\$34,000.00
Stucco Repairs			\$13,000.00
Janitorial	\$4,500.00		
Landscape (Contract)	\$2,424.96	\$2,424.96	\$2,424.96
Landscape Irrigation Repair	\$339.66		\$400.00
Snow Removal	\$382.85	\$2,715.00	\$2,500.00
Management	\$3,000.00	\$4,050.00	\$6,000.00
Master Association Dues (\$450/Owner)	\$8,000.00	\$8,000.00	\$10,800.00
Security & Protection/Internet	\$1,251.21	\$1,199.88	
Insurance G/L & D/O	\$15,322.25	\$19,159.50	\$19,200.00
Electricity	\$335.31	\$369.61	\$385.00
Office/Mailing	\$103.33	\$124.47	\$150.00
Misc./Meeting Costs		\$170.60	
Legal/Registrations	\$131.02	\$40.00	\$198.00
Accounting/Tax Preparation	\$190.00	\$190.00	\$190.00
Reserve Study		\$2,950.00	
<b>Subtotal</b>	<b>\$42,790.31</b>	<b>\$47,531.47</b>	<b>\$89,247.96</b>
Capital Reserve	\$14,400.00	\$14,400.00	\$20,000.00
<b>Total Expenses</b>	<b>\$57,190.31</b>	<b>\$61,931.47</b>	<b>\$109,247.96</b>
<b>NET INCOME</b>	<b>-\$1,322.82</b>	<b>\$1,702.32</b>	<b>\$207.04</b>

### Balance as of June 2023:

Operating: \$24,167.72

Reserves1: \$52,619.00

**Total Cash Assets: \$76,786.72**