

# Pecan Groves Estates II 2023 Operating Budget

## 2023 Budget

	<u>JAN.</u>	<u>FEB.</u>	<u>MARCH</u>	<u>APRIL</u>	<u>MAY</u>	<u>JUNE</u>	<u>JULY</u>	<u>AUG</u>	<u>SEPT.</u>	<u>OCT.</u>	<u>NOV.</u>	<u>DEC.</u>	<u>TOTAL</u>
<b>INCOME</b>													
5000 Residential Assessmets	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$97,920
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<b>TOTAL INCOME</b>	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$17,136	\$1,224	\$6,120	\$97,920
 <b>MAINT. &amp; REPAIR</b>													
8010 Landscape Maint.	\$2,163	\$2,163	\$2,163	\$2,163	\$2,163	\$2,228	\$2,228	\$2,228	\$2,228	\$2,228	\$2,228	\$2,228	\$26,410
8035 Tree Trimming			\$350							\$350			\$700
8050 Landscape Seed													\$0
8070 Sprinkler Repair	\$100	\$100	\$500	\$300	\$250	\$250	\$300	\$150	\$100	\$100	\$100	\$100	\$2,350
8080 Misc. Repairs	\$300								\$500				\$800
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<b>TOTAL MAINT. &amp; REPAIRS</b>	\$2,563	\$2,263	\$3,013	\$2,463	\$2,413	\$2,478	\$2,528	\$2,378	\$2,828	\$2,678	\$2,328	\$2,328	\$30,260
 <b>PARTS &amp; SUPPLIES</b>													
8210 Exterminating													\$0
8240 Holiday Lights	\$850												\$850
8281 Tree/Plant Replacement			\$400										\$400
8290 Miscellaneous Supplies		\$50		\$50			\$50			\$50			\$200
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<b>TOTAL PARTS &amp; SUPPLIES</b>	\$850	\$50	\$400	\$50	\$0	\$0	\$50	\$0	\$0	\$50	\$0	\$0	\$1,450
 <b>UTILITIES</b>													
8410 Electric Utility	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$1,260
8460 Water Utility	\$650	\$750	\$2,000	\$2,200	\$2,500	\$3,500	\$4,800	\$5,000	\$4,500	\$3,600	\$1,200	\$500	\$31,200
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<b>TOTAL UTILITIES</b>	\$755	\$855	\$2,105	\$2,305	\$2,605	\$3,605	\$4,905	\$5,105	\$4,605	\$3,705	\$1,305	\$605	\$32,460

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	JAN.	FEB.	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPT.	OCT.	NOV.	DEC.	TOTAL
ADMINISTRATIVE													
8610 Legal		\$450											\$450
8611 Collection Costs	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$1,800
8613 Board Compensation												\$1,600	\$1,600
8615 Audit & Income Tax Prep.		\$325				\$600							\$925
8640 Insurance	\$825			\$825			\$825			\$825			\$3,300
8660 Management	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$900	\$10,800
8662 Postage	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$20	\$240
8663 Copies	\$75	\$75	\$250	\$75	\$75	\$75	\$75	\$75	\$75	\$75	\$75	\$75	\$1,075
8664 Statements	\$195			\$195			\$195			\$195			\$780
8663 Storage	\$24	\$24	\$24	\$30	\$24	\$24	\$24	\$24	\$24	\$24	\$24	\$24	\$294
8667 Community/Mailings			\$450								\$280		\$730
8680 Income Taxes				\$80									\$80
TOTAL ADMINISTRATIVE	\$2,189	\$1,944	\$1,794	\$2,275	\$1,169	\$1,769	\$2,189	\$1,169	\$1,169	\$2,189	\$1,449	\$2,769	\$22,074
TOTAL OPERATING EXP.	\$6,357	\$5,112	\$7,312	\$7,093	\$6,187	\$7,852	\$9,672	\$8,652	\$8,602	\$8,622	\$5,082	\$5,702	\$86,244
NET OPERATING PROFIT/(LOSS)	\$10,779	-\$3,888	-\$1,192	\$10,043	-\$4,963	-\$1,732	\$7,464	-\$7,428	-\$2,482	\$8,514	-\$3,858	\$418	\$11,676
RESERVE													
9520 Reserve Contribution	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$925	\$11,100
TOTAL INCOME/DEFICIT	\$9,854	-\$4,813	-\$2,117	\$9,118	-\$5,888	-\$2,657	\$6,539	-\$8,353	-\$3,407	\$7,589	-\$4,783	-\$507	\$576

## Assumptions

Total Units	170
Monthly Assessment	\$48
	<u>\$8,160</u>
Total Annual Assessments	<u>\$ 97,920</u>