

Budget Comparison

Property: Garden Park HOA

Comparison Periods: 08/01/25 - 08/31/25 and 09/01/24 - 08/31/25 (cash basis)

	Budget 09/24 - 08/25	Actual 09/01/24 - 08/31/25	Budget 09/25 - 08/26
INCOME			
4008 Parking Income	4,000.00	3,897.50	4,000.00
4004 Fines	0.00	25.00	0.00
4002 Transfer Fees	7,000.00	13,010.00	8,000.00
4110 Late Fees	900.00	1,025.00	900.00
4109 NSF Fees	0.00	10.00	0.00
4108 Clubhouse Income	1,000.00	1,295.00	1,100.00
4107 Other Income	100.00	25.00	0.00
4106 Dues	319,680.00	320,176.02	377,280.00 * \$225/mo as of 11/1
TOTAL INCOME	332,680.00	339,463.52	391,280.00
EXPENSE			
5033 Lawn Care/Trees	44,000.00	40,047.69	44,000.00
5036 Sprinkler Repair	4,000.00	3,419.00	4,000.00
5034 Snow Removal	12,000.00	7,202.50	12,000.00
5031 Pest Control	1,000.00	0.00	1,000.00
5092 Spring Clean Up	700.00	0.00	800.00
5023 Pool Operation	17,000.00	19,533.50	20,000.00
5022 Pool Repairs	3,000.00	750.00	3,000.00
5030 Clubhouse Maintenance	0.00	790.42	800.00
5104 Maintenance	20,000.00	27,167.07	25,000.00
5106 Fence Repairs	0.00	1,325.00	2,000.00
5051 Roof Repairs	0.00	650.00	0.00
5401 Gas	3,500.00	2,925.31	3,500.00
5404 Electric	16,000.00	15,303.56	16,000.00
5402 Water	30,000.00	23,263.56	25,000.00
5403 Storm Drain	14,500.00	18,871.29	19,000.00
5405 Garbage	10,000.00	12,470.19	13,000.00
5040 Sewer	44,000.00	65,859.94	58,000.00
5602 Internet	1,900.00	1,726.69	1,900.00
5101 License	900.00	691.00	900.00
5000 Management Fees	12,096.00	12,048.00	12,096.00
5062 Legal Fees	1,000.00	1,678.63	2,000.00
5050 Insurance	42,000.00	42,993.00	80,000.00
5650 Misc. Fees/Software Charges	1,000.00	1,018.67	1,100.00
5900 Misc Expense	0.00	600.00	600.00
6006 Lien Filed	0.00	40.00	0.00
CAPITAL EXPENSE			
5105 Asphalt	135,000.00	135,848.54	0.00
5200 Reserves or Capital Repairs	54,084.00	20,851.00	45,584.00
TOTAL EXPENSE	467,680.00	457,072.56	391,280.00
NET INCOME	-135,000.00	-117,609.04	0.00
Operating	12,880.92		
Desert First	18,681.77		
MACU	60,038.71		
Altabank Savings	2,703.59		
TOTAL	94,304.99		

*Insurance Claim Deductible SA

\$347.22 per owner