

The Landing at Valley Lakes Homeowners Association, Inc.

C/O Hart Consulting Inc.
 www.hartconsultingpm.com
 P.O. Box 2332 West Lafayette, IN 47996
 Telephone & Text: 765-404-4765
 Email: cheryl.hartconsulting@gmail.com

2020 Budget

January 1, 2020 - December 31, 2020

Estimated 01-01-2020 Balance (Reserve & Operating)	\$6,000.00
Income	
Annual Assessment 168 units @ \$460.00 per unit	\$77,280.00
Other Income (Collections 680, User Fee 30, & Investment 49)	\$0.00
TOTAL Income	\$77,280.00
Expenses	
Administrative	\$1,200.00
Community / Social Event	\$300.00
Legal	\$1,500.00
Accounting (2018 & 2019)	\$1,000.00
Lawn Mowing/Trimming/Treatments/Landscaping/Mulch/Prune	\$12,408.00
Pond/Fountain	\$2,310.00
Shared Common Area Pool w/ Commons HOA	\$27,216.00
Miscellaneous (landscaping replacement, parks, playground, debris clean up, monument work)	\$500.00
Snow Removal (estimates 12 pushes & 5 ice melts)	\$2,390.00
Utilities: Electric & Water	\$9,750.00
Insurance	\$2,100.00
Property Management	\$4,620.00
Reserve Transfer/Contingency	\$11,986.00
TOTAL Expenses	\$77,280.00
ESTIMATED 12-31-2020 Balance (Reserve & Operating)	\$15,000.00