

**Featherstone HOA
2021 Budget Forecast**

January - December 2021

2021 HOA Dues including outstanding past due amounts and Lien Fees as of 12/31/2020		\$ 92,435.50
TOTAL POTENTIAL REVENUE		\$ 92,435.50
EXPENSES		
Landscaping		
Annual Lawn Maintenance	\$ 41,000.00	
Pond Maintenance	\$ 3,500.00	
Tree Maintenance (common area trees)	\$ 1,500.00	
Watering (common area trees)	\$ 500.00	
Lawn Maintenance (outside items not in annual contract)	\$ 200.00	
Total Landscaping		\$ 46,700.00
Insurance Expense		
Liability Insurance Expense	\$ 4,727.00	
Total Insurance Expense		\$ 4,727.00
Legal and Other Professional Fees		
CPA Accounting Fees	\$ 153.75	
Lein Filing fees	\$ 160.00	
Other Legal Fees	\$ 100.00	
Total Legal and Other Professional Fees		\$ 413.75
Repairs & Maintenance Expense		
Splash Pad Repairs	\$ 500.00	
Playground Repairs	\$ 500.00	
Irrigation System Repairs	\$ 1,000.00	
Fence Repairs	\$ 1,500.00	
Total Repairs & Maintenance Expense		\$ 3,500.00
Utilities Expense		
Water & Sewer	\$ 7,900.00	
Electric	\$ 1,300.00	
Garbage (common areas)	\$ 500.00	
Total Utilities Expense		\$ 9,700.00
Office Expense		
Supplies	\$ 20.00	
Postage	\$ 800.00	
Total Office Expense		\$ 820.00
Other Expense		
Management Fees Expense	\$ 15,000.00	
Meals (HOA Annual Gathering/Meeting)	\$ 4,000.00	
Bank Fees	\$ 50.00	
Website Expenses	\$ 500.00	
HOA Signage	\$ 100.00	
Total Other Expense		\$ 19,650.00
TOTAL EXPENSES		\$ 85,510.75
NET INCOME		\$ 6,924.75

NOTES:

This budget is a soft prediction of potential revenue and expected expenses for 2021.

In 2020, the Developer contributions totaled \$6,000.00

The Featherstone HOA bank balance as of 12/31/2020 IS \$9,155.99 **(2021 Prepays are included in the 12/31/2020 bank balance)**