| 2026 MB BUDGET | | | | | | 12/08/2025 |
|---|---|---|---|---|---|---|
| | | | | | | |
| **INCOME** | **2025 BUDGET** | **2025 ACTUAL** | **CURRENT** | **NEEDED** | **DIFFERENCE** | **UNITS** |
| Fee Income | $ 627,510.00 | $ 524,612.11 | | $ 759,365.00 | $ 131,855.00 | 233 |
| | | | | | | |
| **EXPENSES** | | | | | **INCREASE $50** | |
| **PAYROLL EXPENSE** | | | | | $ 139,800.00 | |
| Gross Wages | $ 250,000.00 | $ 146,514.79 | $ 250,000.00 | | | |
| Employer Tax | $ 20,000.00 | $ 12,235.88 | $ 20,000.00 | | | |
| Employer 401K | $ 7,500.00 | $ 4,875.60 | $ 8,750.00 | | | |
| Health Insurance | $ 7,200.00 | $ 3,000.00 | $ 15,000.00 | | | |
| | | | | | | |
| **ADMINISTRATIVE EXPENSE** | $ 23,050.00 | | | | | |
| Postage | $ 1,000.00 | $ 1,114.36 | $ 1,000.00 | | | |
| Filing Fees/License | $ 50.00 | | $ 50.00 | | | |
| Office Supplies | $ 3,000.00 | $ 2,775.41 | $ 3,000.00 | | | |
| Attorney Fees | $ 4,000.00 | $ 2,778.54 | $ 4,000.00 | | | |
| Bank ACH Fees | $ 750.00 | $ 92.85 | $ 750.00 | | | |
| Federal Income Tax | $ 1,750.00 | | $ 1,750.00 | | | |
| Pay HOA SC/Microsoft 365 Annual Fee | $ 5,000.00 | $ 6,011.37 | $ 7,000.00 | | | |
| CH Cancellations/SD Refunds | $ - | $ 1,735.00 | | | | |
| Website | $ 300.00 | $ 1,505.95 | $ 300.00 | | | |
| D&M Accounting Services (potential) | $ 7,200.00 | $ 3,250.00 | $ 17,000.00 | ~~$2500~~ $1000 monthly + $5000 2 year audit | | |
| Capital Reserve Study | | | $ 22,000.00 | | | |
| | | | | | | |
| **INSURANCE** | | | | | | |
| **GNY** | $ 180,000.00 | $ 150,128.32 | $ 200,000.00 | | | |
| **SFM** | $ 672.00 | $ 3,700.00 | $ 5,000.00 | | | |
| **RUBBISH REMOVAL** | $ 15,000.00 | $ 13,724.40 | $ 16,000.00 | | | |
| **RECYCLING** | $ 23,000.00 | $ 23,211.84 | $ 25,000.00 | | | |
| **UTILITIES** | | | | | | |
| Phone | $ 5,100.00 | $ 3,500.00 | $ 5,100.00 | NOTE: Includes $600.00 for 911 Phones | | |
| Internet | $ 515.00 | $ 488.16 | $ 515.00 | | | |
| Matt & Steven - Cell Phone Usage | $ 600.00 | $ 400.00 | $ 600.00 | | | |
| Sewer/water | $ 2,500.00 | $ 1,050.19 | $ 2,500.00 | | | |
| Electric | $ 4,000.00 | $ 3,106.18 | $ 4,000.00 | | | |
| Heat | $ 3,000.00 | $ 2,144.31 | $ 3,000.00 | | | |

| 2026 MB BUDGET | | | | | | 12/08/2025 |
|---|---|---|---|---|---|---|
| | | | | | | |
| **INCOME** | **2025 BUDGET** | **2025 ACTUAL** | **CURRENT** | **NEEDED** | **DIFFERENCE** | **UNITS** |
| | | | | | | |
| **FUEL** | $ 5,000.00 | $ 2,088.46 | $ 5,000.00 | | | |
| **EQUIPMENT REPAIRS/SUPPLIES/TOOLS** | | | | | | |
| Equipment Maintenance | $ 8,000.00 | $ 7,689.13 | $ 8,000.00 | | | |
| Shop Supplies/Hand Tools | $ 2,000.00 | $ 1,493.48 | $ 2,000.00 | | | |
| | | | | | | |
| | | | | | | |
| **MISCELLANEOUS EXPENSE** | | | | | | |
| Memorials | $ 200.00 | $ 543.00 | $ 500.00 | | | |
| Insurance Deductible | $ 10,000.00 | | $ 10,000.00 | | | |
| Employee Injury | $ 1,000.00 | | $ 1,000.00 | | | |
| Employee uniforms | $ 500.00 | | $ 500.00 | | | |
| Employee meals | $ 500.00 | | $ 500.00 | | | |
| Donations | $ - | | $ - | | | |
| Bonus - Employees/discretionary | $ 1,000.00 | $ 900.00 | $ 1,000.00 | | | |
| ROA Social Committee | $ 500.00 | | $ 1,000.00 | | | |
| Seminars | $ 500.00 | | $ 500.00 | | | |
| Hall Rental - Annual Meeting | $ 275.00 | $ 263.75 | $ 300.00 | | | |
| Uncategorized (dues refund & other misc.) | $ 500.00 | | $ 500.00 | | | |
| | | | | | | |
| **POOL EXPENSE** | | | | | | |
| Flowers | $ 750.00 | | $ 500.00 | | | |
| Chemicals | $ 3,800.00 | $ 8,478.55 | $ 6,500.00 | | | |
| Open/Close Pools | $ 5,000.00 | $ 4,963.37 | $ 5,500.00 | | | |
| Heat | $ 2,000.00 | $ 11.14 | $ 2,000.00 | | | |
| Electric | $ 4,000.00 | $ 23.82 | $ 4,000.00 | | | |
| Permits | $ 450.00 | | $ 450.00 | | | |
| Repairs | $ 2,000.00 | | $ 28,800.00 | Pool Painting & Sand Replacement Filter | | |
| | | | | | | |
| **SNOW REMOVAL** | | | | | | |
| Salt | $ 5,000.00 | $ 3,336.70 | $ 5,000.00 | | | |
| Sub-contractor - ProView | $ 2,500.00 | | $ 2,500.00 | | | |
| | | | | | | |
| **BUILDING/GROUNDS MAINTENANCE** | | | | | | |

| 2026 MB BUDGET | | | | | 12/08/2025 |
|---|---|---|---|---|---|
| | | | | | |
| **INCOME** | **2025 BUDGET** | **2025 ACTUAL** | **CURRENT** | **NEEDED** | **DIFFERENCE** | **UNITS** |
| Bushes,Seed & Straw | $ 2,000.00 | | $ 2,000.00 | | | |
| Fertilizer/Chemicals - Tru Green | $ 8,100.00 | $ 9,206.24 | $ 9,000.00 | | | |
| Clean gutters | $ 1,950.00 | $ 1,950.00 | $ 1,950.00 | GH, Ranch 1 & TH | | |
| Tree Trimming, Removal, Replace & Chipping | $ 2,000.00 | $ 2,200.00 | $ 4,500.00 | | | |
| Misc. (Uncategorized) | $ 3,000.00 | $ 943.25 | $ 1,000.00 | | | |
| CH Cleaning (Blinds, Carpet, Furniture) | $ 1,650.00 | | $ 1,650.00 | | | |
| | | | | | | |
| | | | | | | |
| **CAPITAL EXPENSE** | | | | | | |
| Capital Reserve Account | | | $ 30,000.00 | | | |
| Light Duty Power Equiipment | $ 2,000.00 | $ 167.73 | $ 2,500.00 | Backpack Sprayer/String Trimmer | | |
| Bobcat (Tires, Preventative Maintenance) | | | $ 3,700.00 | | | |
| Pool Equipment (Wall drain, Tab Feeders, Ladder Repair) | $ 1,500.00 | | $ 1,500.00 | | | |
| JD X758 Tractor | | | $ 400.00 | JD X758 Muffler | | |
| Complex Water Drainage | $ - | | $ - | not in 2026 | | |
| CH Parking Lot - Repair Cracks and Resurface | $ - | | $ - | | | |
| Maint. Service Building - New | $ - | | $ - | | | |
| Old Maint. Service Building - Repairs | $ - | | $ - | | | |
| Tennis Court - Replace Fence | $ - | | $ - | | | |
| Clubhouse Furniture | $ - | | $ - | | | |
| New Furnaces & A/C | $ - | | $ - | | | |
| Advertising for New Employee(s) - estimated | $ 2,800.00 | | $ 2,800.00 | | | |
| **TOTAL EXPENSES** | **$ 645,662.00** | **$ 431,601.77** | **$ 759,365.00** | | | |