Aspen Lake Proposed Budget													
2025-2026													
Units:	60												
Monthly Dues:	$ 200.00												
	October	**November**	**December**	**January**	**February**	**March**	**April**	**May**	**June**	**July**	**August**	**September**	
	2025	**2025**	**2025**	**2026**	**2026**	**2026**	**2026**	**2026**	**2026**	**2026**	**2026**	**2026**	**TOTAL**
Income													
Dues	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$12,000.00	$144,000.00
Laundry Income	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$391.00	$4,692.00
Interest Earned	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$3.45	$41.40
TOTAL	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$12,394.45**	**$148,733.40**
Operating Expenses													
Management Fees	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$1,200.00	$14,400.00
Building Repairs/Mainteannce (SG)	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$300.00	$3,600.00
Grounds Repairs/Maintenance (includes lot stirping)	$100.00	$100.00	$100.00	$100.00	$100.00	$100.00	$100.00	$2,515.00	$100.00	$100.00	$100.00	$100.00	$3,615.00
Appliances	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$121.00	$1,452.00
Cleaning	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$272.00	$3,264.00
3rd Party Buildings Repairs/Maintenance	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$600.00	$7,200.00
Lawn Care	$1,000.00	$500.00	$0.00	$0.00	$0.00	$0.00	$1,000.00	$1,000.00	$1,000.00	$1,000.00	$1,000.00	$1,000.00	$7,500.00
Pest Control	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$321.18	$3,854.16
Snow Removal	$0.00	$0.00	$2,500.00	$2,500.00	$2,500.00	$2,500.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$10,000.00
Trash Removal	$500.00	$500.00	$500.00	$500.00	$500.00	$500.00	$500.00	$500.00	$500.00	$1,400.00	$1,400.00	$500.00	$7,800.00
Electricity	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$270.00	$3,240.00
Water/Sewer	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$70.00	$840.00
Insurance	$3,383.11	$3,383.11	$3,383.11	$3,383.11	$3,383.11	$3,721.42	$3,721.42	$3,721.42	$3,721.42	$3,721.42	$3,721.42	$3,721.42	$42,965.49
Legal & Professional Fees	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
Taxes/Licenses	$0.00	$300.00	$0.00	$0.00	$0.00	$0.00	$1,900.00	$0.00	$0.00	$0.00	$0.00	$0.00	$2,200.00
Computer/Software	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$54.71	$656.52
Maintenance Material	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$25.00	$300.00
Maintenance Material Credit Card	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$10.00	$120.00
Office Supplies/Postage	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$5.00	$60.00
TOTAL	$8,232.00	$8,032.00	$9,732.00	$9,732.00	$9,732.00	$10,070.31	$10,470.31	$10,985.31	$8,570.31	$9,470.31	$9,470.31	$8,570.31	$113,067.17
NOI	$4,162.45	$4,362.45	$2,662.45	$2,662.45	$2,662.45	$2,324.14	$1,924.14	$1,409.14	$3,824.14	$2,924.14	$2,924.14	$3,824.14	$35,666.23