

Tanterra Homeowners Association

2022 Budget

<u>Income</u>	<u>2020 ACT</u>	<u>Original Proposed 2021</u>	<u>Revised 2021 Budget for Legal Expenses</u>	<u>Actual for 2021</u>	<u>Approved 2022 budget</u>
Homeowner's Dues (390 homes)	\$ 186,030	\$186,030	\$186,030	\$186,030	\$195,000
		\$477	\$477		\$500
Associate Dues (235 members)	\$ 91,959	\$124,550	\$124,550	\$125,065	\$129,250
		\$530	\$530		\$550
Advertising - Tanterra Today	\$ -	\$500	\$500	\$0	\$250
Architectural Fines	\$ 400	\$100	\$100	\$0	\$100
Interest Income	\$ 207	\$150	\$150	\$237	\$150
Finance Charges	\$ 1,245	\$1,000	\$1,000	\$1,089	\$1,000
Legal Fees Charged	\$ -	\$150	\$150	\$4,103	\$1,500
Pool Passes	\$ -	\$1,900	\$1,900	\$632	\$1,900
Pool Rentals	\$ -	\$2,000	\$2,000	\$0	\$1,300
Social Functions	\$ -	\$5,000	\$5,000	\$5,189	\$6,000
Other Income	\$ 360	\$1,000	\$1,000	\$180	\$500
Swim & Dive Team	\$ 6,047	\$29,000	\$29,000	\$39,339	\$32,000
Uncategorized Income	\$ 63,917				
Adult Beverage	\$ 4,834	\$ 5,500	\$ 5,500	\$ 4,440	\$6,500
Total Revenue	\$ 354,999	\$ 356,880	\$ 356,880	\$ 366,304	\$ 375,450
<u>Administrative Expenses</u>	<u>2020 ACT</u>	<u>Original Proposed 2021</u>	<u>Revised 2021 Budget for Legal Expenses</u>	<u>Actual for 2021</u>	<u>Approved 2022 budget</u>
Accounting Services	\$ 6,725	\$ 6,750	\$ 6,750	\$ 7,100	\$ 6,800
Architectural/Engineering	\$ 239	\$ 200	\$ 200	\$ 165	\$ 200
Bank Service Charges	\$ 132	\$ 200	\$ 200	\$ 104	\$ 150
Clerical/Bookkeeper Services	\$ 26,000	\$ 27,000	\$ 27,000	\$ 27,000	\$ 27,500
Insurance	\$ 13,052	\$ 18,000	\$ 18,000	\$ 19,211	\$ 18,000
Legal Services	\$ 7,772	\$ 10,000	\$ 68,000	\$ 115,741	\$ 20,000
Miscellaneous Operations	\$ 4,634	\$ 2,000	\$ 2,000	\$ 20	\$ 1,000
Office Supplies	\$ 772	\$ 1,200	\$ 1,200	\$ 682	\$ 1,200
Postage - Operations	\$ 1,235	\$ 1,200	\$ 1,200	\$ 1,105	\$ 1,500
Tanterra.com	\$ 503	\$ 250	\$ 250	\$ 451	\$ 500
Utilities - Operations	\$ 393	\$ 600	\$ 600	\$ 470	\$ 800

Reserve Study					\$	-
Admin Expense - Other					\$	-
Total Administrative Expenses	\$ 61,457	\$ 67,400	\$ 125,400	\$ 172,049	\$	77,650
Grounds						
	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021		Approved 2022 budget
Miscellaneous - Grounds (Tree Trimming)	\$ 6,285	\$ 10,000	\$ 8,000	\$ 5,016	\$	7,000
Storm Water Study		\$ 1,000	\$ 1,000	\$ -	\$	-
Pet Waste Station					\$	728
Path Snow Removal		\$ 5,000	\$ -	\$ -	\$	-
Mowing - Grounds	\$ 12,675	\$ 12,575	\$ 12,575	\$ 11,825	\$	13,000
Total Grounds Committee	\$ 18,960	\$ 28,575	\$ 21,575	\$ 16,841	\$	20,728
Pool						
	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021		Approved 2022 budget
Chemicals	\$ 7,328	\$ 8,500	\$ 8,500	\$ 7,141	\$	8,000
Lifeguard Bonus	\$ 4,002	\$ 4,900	\$ 4,900	\$ 3,740	\$	4,900
Management Fees	\$ 72,900	\$ 113,000	\$ 101,000	\$ 95,007	\$	115,000
Miscellaneous	\$ 2,850	\$ 2,500	\$ 2,500	\$ 2,393	\$	2,750
Permit Fees	\$ 985	\$ 3,500	\$ 3,500	\$ 1,353	\$	1,500
Pool Rentals	\$ -	\$ 1,000	\$ 1,000		\$	1,100
Repair & Maintenance	\$ 6,211	\$ 19,000	\$ 11,000	\$ 11,171	\$	19,000
Septic	\$ -			\$ -	\$	-
Supplies	\$ 1,588	\$ 4,000	\$ 4,000	\$ 1,469	\$	3,500
Telecommunications	\$ 1,830	\$ 1,900	\$ 1,900	\$ 1,812	\$	1,900
Utilities	\$ 9,382	\$ 21,000	\$ 21,000	\$ 9,115	\$	17,500
Total Pool Committee	\$ 107,075	\$ 179,300	\$ 159,300	\$ 133,201	\$	175,150
Tanterra Today						
	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021		Approved 2022 budget
Miscellaneous	\$ 420	\$ 500	\$ 500	\$ 1,626	\$	500
Postage	\$ 900	\$ 1,200	\$ 1,200	\$ 950	\$	1,300
Printing	\$ 4,203	\$ 5,000	\$ 5,000	\$ 4,886	\$	5,000
Tanterra Today - Other						
Total Tanterra Today	\$ 5,523	\$ 6,700	\$ 6,700	\$ 7,462	\$	6,800

Taxes	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021	Approved 2022 budget
Condo	\$ 1,950	\$ 2,000	\$ 2,000	\$ 1,950	\$ 2,000
Federal & State	\$ 300	\$ 300	\$ 300	\$ 319	\$ 300
Personal Property	\$ -	\$ 1,500	\$ 1,500	\$ 815	\$ 1,500
Real Estate	\$ 3,312	\$ 3,500	\$ 3,500	\$ 3,494	\$ 3,500
Taxes Total	\$ 5,562	\$ 7,300	\$ 7,300	\$ 6,578	\$ 7,300
Social Committee	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021	Approved 2022 budget
Miscellaneous (Opening, Closing, Events, etc.)	\$ 34	\$ 9,500		\$ 5,538	\$ 9,500
Volunteer Appreciation Dinner	\$ -	\$ 1,500		\$ -	\$ 1,500
Total Social Committee	\$ 34	\$ 11,000	\$ 6,000	\$ 5,538	\$ 11,000
Activity/Civic	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021	Approved 2022 budget
Charitable Contributions	\$ 1,950	\$ 2,100	\$ 2,100	\$ 1,987	\$ 2,100
Recognition Awards		\$ 400	\$ 400	\$ -	\$ 400
Swim & Dive Team	\$ 7,003	\$ 32,000	\$ 32,000	\$ 45,416	\$ 32,000
Tennis/Pickleball		\$ 750	\$ 750	\$ 78	\$ 1,500
Adult Beverages	\$ 1,480	\$ 6,500	\$ 6,500	\$ 6,389	\$ 6,500
Uncategorized Expenses	\$ 265				
Bad Debt Expense	\$ 2,831				
Welcome Committee	\$ 130	\$ 250	\$ 250	\$ 161	\$ 250
Total Activity/Civic	\$ 13,659	\$ 42,000	\$ 42,000	\$ 54,031	\$ 42,750
Total Expense	\$ 212,270	\$ 342,275	\$ 368,275	\$ 395,700	\$ 341,378
Total Revenue	2020 ACT	Original Proposed 2021	Revised 2021 Budget for Legal Expenses	Actual for 2021	Approved 2022 budget
Total Revenue	\$ 354,999	\$ 356,880	\$ 356,880	\$ 366,304	\$ 375,450
Total Expenses	\$ 212,270	\$ 342,275	\$ 368,275	\$ 395,700	\$ 341,378
Net	\$ 142,729	\$ 14,605	\$ (11,395)	\$ (29,396)	\$ 34,072

Actual Reserve Fund	2019	2020	2021	2022
Beginning Year Reserve Fund	\$ 55,575	\$ 55,735	\$ 16,606	\$ 30,238.00