

Osprey Landing Homeowners Association, Inc.
Approved Budget
January 1, 2024- December 31, 2024

	2023 Approved Budget	2024 Approved Budget
INCOME		
5010 · Assessments	47,190	56,319
5020 · Reserve Income	6,010	6,001
5030 · Surplus Rollover	0	0
5050 · Capital Contribution	350	350
5100 · Late Fee/Fin Chg	0	0
5550 · Interest - Capital Contribution	0	0
Total Income	53,550	62,670
EXPENSE		
Administrative		
7100 · Insurance	5,200	5,500
7150 · Legal Expense	1,000	800
7170 · Tax Prep & Financial Reporting	250	275
7200 · Management Fees	7,560	8,100
7260 · Postage	100	160
7270 · Printing & Copying	400	650
7300 · Misc. Administrative	2,000	2,000
Total Administrative	16,510	17,485
Maintenance		
7600 · Landscape Maintenance	15,900	19,500
7610 · Landscape Replacement	5,000	7,000
7620 · Irrigation Maintenance/Repairs	500	1,000
7640 · Pond Maintenance	1,960	2,060
7650 · Wetland Mitigation/Monitoring	0	0
7660 · Infrastructure Maintenance	3,800	6,000
Total Maintenance	27,160	35,560
Utilities		
8610 · Electricity	520	500
8620 · Streetlights	2,400	2,584
8630 · Water- Irrigation	950	540
Total Utilities	3,870	3,624
TOTAL OPERATING EXPENSE	47,540	56,669
Reserves/Capital		
9970 · Reserves (See Schedule B)	6,010	6,001
9980 · Capital Contributions	0	0
TOTAL RESERVES/CAPITAL	6,010	6,001
TOTAL EXPENSES AND RESERVES	53,550	62,670

Total Homes	38
Assessment Paid Quarterly	4
2024 Assessment per Home	\$ 410.00

Osprey Landing Homeowners Association, Inc.
 APPROVED BUDGET FOR THE PERIOD
 January 1, 2024 - December 31, 2024
 DESIGNATED RESERVES

PERCENT
 FUNDING
 100.00%

		1	2	3	4	5	6	7	8	9	10
		ESTIMATED LIFE EXPECTANCY	ESTIMATED REMAINING LIFE	ESTIMATED REPLACEMENT COST	BEGINNING BALANCE 1/1/2023	ASSESSMENTS COLLECTED 2023	ESTIMATED EXPENDITURES 2023	ESTIMATED TRANSFERS 2023	ESTIMATED BALANCE 12/31/2023	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED
ACCT#	ASSET										
3610	Capital Improvements	10	4	50,000	19,968	6,010	0	18	25,996	24,004	6,001
				50,000	19,968	6,010	0	18	25,996	24,004	6,001

Note 1: These reserves are computed using the straight line method.

Note 2: Estimated Life Expectancy, Estimated Remaining Life, and Estimated Replacement Cost are based on information secured from contractors and on information obtained from experience gained from similar replacements, these figures may be adjusted each year using current available data. The accuracy of and items required should be supported by an independent Reserve Study