

FLORA PARKE HOMEOWNERS ASSOCIATION, INC.

APPROVED BUDGET - ROLLOVER YEAR ENDING DECEMBER 31, 2022

ASSESSMENTS INCOME

603 Homes at \$475.00 per Year

\$ 285,950.00

EXPENSES

2022 Approved Budget

General / Administrative

6020 - Accounting Fees / Tax Preparation	1,050.00
6040 - Legal Fees	4,000.00
6090 - Postage / Copies / Supplies	4,500.00
6100 - Annual Assessment Statements	1,196.00
6110 - Insurance	6,942.16
6160 - Management Fees	30,672.00
6220 - Corporate Annual Report	61.25
6240 - Bad Debt	3,900.00
TBD - Reserves Study	0.00

Total General / Administrative **\$ 52,321.41**

Grounds Maintenance

6510 - Grounds Maintenance	40,000.00
6550 - Tree Trim / Removal / Replacement	4,000.00
6560 - Landscaping Replacement / Enhancement	29,495.00
6610 - Irrigation - Repairs / Maintenance	9,000.00
6630 - Lakes / Ponds / Waterways	11,558.40
6670 - Signage - Repairs / Maintenance	4,000.00
6680 - Lighting / Electrical - Repairs	3,000.00
6690 - Wall / Fence - Repairs / Maintenance	3,000.00
6700 - Play Ground Maintenance	2,000.00
6710 - Playground / Community Enhancement	15,000.00
6750 - Fountain Repairs / Maintenance	11,000.00
6790 - General Repairs / Maintenance	16,129.00

Total Grounds Maintenance **\$ 148,182.40**

Utilities

7810 - Electricity - Common Areas	6,637.32
7820 - Electricity - Street Lights	21,555.35
7830 - Electricity - Entrance	3,188.88
7835 - Electricity - Fountain	7,292.40
7840 - Electricity - Pump	9,752.04
7850 - Utilities - Irrigation System / Water	7,045.20

Total Utilities **\$ 55,471.19**

Reserves

8010 - Reserves - General	13,825.00
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Total Reserves **\$ 13,825.00**

TOTAL EXPENSES **\$ 269,800.00**

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE THAT MAY RESULT IN SPECIAL ASSESSMENTS. OWNERS MAY ELECT TO PROVIDE FOR RESERVE ACCOUNTS PURSUANT TO THE PROVISIONS OF THE SECTIONS 720.303(6), FLORIDA STATUTES, UPON THE APPROVAL OF NOT LESS THAN A MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION.

THE BUDGET AND FIGURES ARE A GOOD FAITH ESTIMATE ONLY AND REPRESENT AN APPROXIMATION OF FUTURE EXPENSES BASED ON FACTS AND CIRCUMSTANCES EXISTING AT THE TIME OF PREPARATION. ACTUAL COSTS OF SUCH ITEMS MAY EXCEED THE ESTIMATED COSTS.