

**UNIVERSITY VILLAGE HOMEOWNERS ASSOCIATION, INC.
2022 BUDGET**

Budget Year Revenues	2019	2020	2021	2022	2021 v. 2022	Comments
HOA Dues - 168 units x \$75/month	151,200	151,200	151,200	151,200	0	No Dues Increase
Dog Registration Fees	96	45	350	300	(50)	Need to check closer/also ESAs
Late Fee	100	100	0	50	50	
Total Revenue	\$151,396	\$151,345	\$151,550	\$151,550	0	
Expenses						
Accounting Fees	1,750	400	1,500	400	(1,100)	Tax Return Only
Administration Costs	2,915	2,975	2,975	2,600	(375)	More paperless options/no more bank fees!
Dog Waste Clean Up	3,228	3,228	3,000	2,750	(250)	Based upon actuals
Fence Repairs	500	500	250	250	0	Large repairs from reserves
General Maintenance/Repair	1,000	1,000	1,000	800	(200)	
Insurance Property/Liability/WC	3,390	3,390	3,375	3,875	500	
Landscaping	5,000	4,000	4,000	2,600	(1,400)	Based on Actuals
Lawn Contract	17,760	18,600	18,600	20,160	1,560	New Contract Numbers
Legal Expense	0	0	500	2,500	2,000	FHA Cases / Rule Reviews
Management Fee	18,240	18,240	18,240	21,000	2,760	1st Increase in 13 years / 15%
Sign Repairs	250	250	450	250	(200)	More signs installed to maintain
Snow Removal	7,000	7,000	7,000	7,800	800	Less than 2021 but still an increase
Sprinkler Repair	1,000	1,200	1,200	1,200	0	Very low for a community this size
Street lights	672	672	660	975	315	Based on Actuals
Street Repair/Sweep	1,000	1,000	1,000	800	(200)	Pot hole run
Trash Removal	16,308	17,000	17,000	16,800	(200)	New contractor
Tree Maintenance	3,000	2,000	2,000	1,500	(500)	Plant Health Care Contract/Beetle Sprays
Water	22,000	21,750	18,500	16,500	(2,000)	Projected to finish under budget again
Total Operating Expenses	105,013	103,205	101,250	102,760	1,510	
Reserve Allocation	48,144	48,140	50,300	48,790	(1,510)	3% Decrease
Total Ops Expenses + Res Cont.	\$153,157	\$151,345	\$151,550	\$151,550	0	
Surplus (Shortage)	-\$1,761	\$0	\$0	\$0		
Per Unit Per Month Avg.	-\$0.87	\$0.00	\$0.00	\$0.00		