

**LYNWOOD HOMEOWNERS ASSOCIATION
2022 ANNUAL BUDGET**

2022 Annual Budget approved at the 4/9/2022 Board Meeting

INCOME:		2022 Proposed	2021 Actual
HOA Dues	106 Homes @ \$150.00	\$ 15,900.00	\$ 14,610.00
Mesa County	Park income	\$ 1,500.00	\$ 1,500.00
Doc/Transfer/lien Fees	Fee income	\$ 300.00	\$ 552.00
Other misc.	late fees/fines etc.	\$ -	\$ -
TOTAL INCOME:		\$ 17,700.00	\$ 16,662.00
OPERATING EXPENSES:			
American Family Insurance	HOA Insurance Coverage	\$ 1,000.00	\$ 800.00
Xcel Energy	Utilities/Electric	\$ 2,000.00	\$ 1,699.63
Peaceful Valley	Irrigation maintenance/repairs	\$ 8,000.00	\$ 6,760.00
Irrigation line blowouts	Peaceful Valley (every other year)	\$ 3,000.00	\$ -
Misc. pumphouse upgrades	Fence/cleanup/gravel etc.	\$ 1,000.00	\$ 1,231.98
Commercial Refuse	Dumpsters/ spring & fall clean up	\$ 2,300.00	\$ 1,500.00
DORA/Secretary of State	Registrations	\$ 86.00	\$ 86.00
Tax Preparation	Taxes	\$ 250.00	\$ 250.00
Misc. Office expenses	Stamps/envelopes/printing/copies	\$ 300.00	\$ 297.95
Bank expenses/checks etc.	checks reorder	\$ 35.00	\$ -
PO Box Rental	PO Box rental	\$ 118.00	\$ 118.00
Lien Filing/Release Fees	Liens	\$ 300.00	\$ 130.00
Misc. gift cards	Yard of the month	\$ 250.00	\$ 250.00
TOTAL EXPENSES:		\$ 18,639.00	\$ 11,933.58
	NET GAIN/(LOSS):	\$ (939.00)	\$ 7,206.42