



2025 Annual Budget and Actuals

Date and Status: June 15 2025,

	FY- 2025	FY- 2025	FY- 2024	FY- 2024	2025 Comments
Income					
Annual Dues (\$15 per lot Assessment, 110 lots)	\$ 1,155.00	\$ 255.00	\$ 1,176.00	\$ 1,650.00	Fiscal Year (FY) = calendar year Assume ETLOA collects dues from 70% of lots (0.70x\$1650)
Annual Dues, Back Dues and Late Fees	\$ -	\$ 30.00	\$ -	\$ 450.00	Balance of unpaid prior years dues has been reduced from \$5000 to \$1400.
ACC Review Fees	\$ -	\$ -	\$ -	\$ -	
Covenant Fines	\$ -	\$ -	\$ -	\$ -	
Liens	\$ -	\$ -	\$ -	\$ -	
Other	\$ -	\$ -	\$ -	\$ -	
Sub Total	\$ 1,155.00	\$ 285.00	\$ 1,176.00	\$ 2,100.00	
Investment Income					
Interest Income	0.72	0.30	0.72	0.89	
Sub Total	\$ 0.72	\$ 0.30	\$ 0.72	\$ 0.76	
Total Income	\$ 1,155.72	\$ 285.30	\$ 1,176.72	\$ 2,100.76	
Administrative Expenses					
Administrative Management and Fees	\$ -	\$ -	\$ -	\$ -	
Copies and Printing	\$ 50.00	\$ 77.00	\$ 25.00	\$ 36.14	Paper & envelopes for annual mtg letter & dues notices
Postage and Delivery	\$ 100.00	\$ 73.00	\$ 100.00	\$ -	Postage for annual mtg letter & dues notices
Bank Fees	\$ -	\$ -	\$ -	\$ 38.5	
P.O. Box Fees	\$ 120.00	\$ -	\$ 120.00	\$ 120.00	
Registration Fee (Colorado Secretary of State)	\$ 25.00	\$ 25.00	\$ 10.00	\$ -	
Website Domain and Hosting, security	\$ 270.00	\$ -	\$ 270.00	\$ 141.17	Includes security protection @ \$10 per month
Insurance					
Residential Community Association Insurance (State Farm)	\$ 1000.00	\$ -	\$ 967.00	\$ 967.00	Premium statement received from State Farm
Meetings					
Annual Meeting	\$ 500.00	\$ -	\$ 200.00	\$ 354.93	Picnic expenses
Board Meetings	\$ -	\$ -	\$ -	\$ -	
Professional Services					
Accounting	\$ -	\$ -	\$ -	\$ -	
Auditor	\$ -	\$ -	\$ -	\$ -	
Legal	\$ -	\$ -	\$ -	\$ -	
Tax Preparation	\$ -	\$ -	\$ -	\$ -	
Maintenance					
Snow Removal	\$ -	\$ -	\$ -	\$ -	
Other: purchase and install mailbox cluster	\$ 3,000	\$ -	\$ -	\$ -	
Total Expenses	\$ 5,065.00	\$ 175.00	\$ 1,692.00	\$ 1,657.74	
Net Income (Total Income - Total Expenses)	-\$ 3,909.28	\$ 110.30	-\$ 515.28	\$ 443.02	
Balance					
Assets					
Checking/Savings (includes \$5000 reserve)	\$ 3,889.88	\$ 8,384.49	\$ 7,140.86	\$ 7,799.16	June 6 2025 bal= 2024 checking bal + income -expenses
Reserve	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	Reserve is maintained in checking account, no separate statement
Accounts Receivable	\$ -	\$ -	\$ -	\$ -	Assume unpaid dues and back dues will not be collected
Total Assets	\$ 3,889.88	\$ 8,384.49	\$ 7,140.86	\$ 7,799.16	
Liabilities					
Accounts Payable	\$ 5065.00	\$ 0.00	\$ 0.00	\$ 34.26	budget less actuals
Networth	-\$ 1,175.12	\$ 8,384.49	\$ 7,140.86	\$ 7,833.42	checking plus AR less AP