

Villages at Dardenne Master
Actuals and Budget

Revenue	2022 Actual	2023 Actual	2024 Budget	2024 YTD
Assessments	\$566,004	\$567,697	\$590,656	\$588,773
Other Revenue	\$31,035	\$6,096	\$10,000	\$24,169
TOTAL REVENUE	\$593,740	\$573,793	\$600,656	\$612,941
General Expenses				
Administrative				
Legal	\$0	\$6,191	\$ 2,000	\$ -
Management Fee	\$53,400	\$53,400	\$ 53,400	\$ 44,500
Misc. Admin Exp.	\$5,023	\$3,298	\$ 5,000	\$ 3,898
A/R Write Off	\$5,000	\$0	\$ 2,000	\$ -
Total Admin Expenses	\$63,423	\$62,889	\$62,400	\$48,398
Utilities				
Electricity	\$18,603	\$17,519	\$ 19,500	\$ 16,957
Gas	\$1,686	\$1,836	\$ 2,500	\$ 2,058
Sewer	\$479	\$388	\$ 800	\$ 510
Trash	\$3,815	\$2,422	\$ 4,000	\$ 2,024
Water	\$28,935	\$14,499	\$ 20,000	\$ 22,616
Telephone/Internet	\$494	\$0	\$ -	\$ 2,472
Total Utilities	\$54,012	\$36,664	\$46,800	\$46,638
Building Expenses				
Building Repairs	\$8,686	\$3,343	\$ 8,000	\$ 24,127
Custodial Service	\$8,100	\$8,007	\$ 11,000	\$ 10,706
Pest Control	\$1,200	\$900	\$ 1,200	\$ 1,015
Fire System	\$305	\$0	\$ -	\$ -
Total Building Expenses	\$18,291	\$12,250	\$20,200	\$35,848
Grounds Expense				
Lawn Care Contract	\$114,540	\$101,227	\$ 112,764	\$ 92,331
Misc Lawn Projects	\$49,067	\$76,219	\$ 50,000	\$ 5,868
Snow Removal	\$684	\$0	\$ -	\$ -
Retention Pond	\$140	\$0	\$ -	\$ -
Sprinkler repair		\$0	\$ -	\$ 296
Total Grounds Expense	\$164,431	\$177,446	\$162,764	\$98,495
Recreational				
Pool Contract	\$191,220	\$201,650	\$ 180,000	\$ 189,704
Pool Repairs	\$80,331	\$90,922	\$ 50,000	\$ 76,129
Social	\$1,512	\$1,175	\$ 3,000	\$ 1,464
Total Recreational	\$273,063	\$293,747	\$233,000	\$267,297
Insurance/Reserves/Taxes				
Master Policy	\$14,739	\$21,834	\$22,000	\$75,459
Taxes	\$205	\$0	\$0	\$0
Reserves Set Aside	\$5,576	\$0	\$ 53,492	\$ -
Total Insurance/Reserves/Taxes	\$20,520	\$21,834	\$75,492	\$75,459
TOTAL EXPENSES	\$593,740	\$604,830	\$600,656	\$572,135