Vista Del Verde	2021	2022	Brenda's	Anticipated	Total	2024			
Proposed Budget Jan 2024 thru Dec 2024	Actual	Actual	Actuals	December	2023	Proposed			
Income	10809.94	13361	20478.1	800			Increase of \$20.00 / month		
income	10005.54	13301	20470.1	500	21233	23,700	to cover Insurance Increase of up to 40%		
Expenses							to cover insurance mercase of up to 4070		
Insurance (Includes admin fee of \$5.00 per mo)	7771.06	6092.93	8253.87	0	8253.87	11 620	Increase of 40% for the year \$8,300 * 40%		
misurance (metades admini ree of \$5.00 per mo)	7771.00	0032.33	0233.07	- O	0233.07	11,020	Is prepaid for Dec 2024 and Jan 2025		
Lawn Mowing	3525	5215	2640	0	2640	3 000	Io increase- April 1 - Oct 31 @30 Weeks		
Lawii Mowilig	3323	3213	2040	0	2040	3,000	Option 2 is May 1 thru Oct 31		
							Option 2 is may 1 tind oct 31		
Pump Start up			210	0	210	130	No increase (Included Blowout last Year)		
Tump start up			210	- O	210	130	No mercase (meradea blowout last real)		
Pump Filter Cleaning - Weekly			410	0	410	700	No increase - This is low because Renee did it early spring		
Tump Fitter cicarning Weekly			710	- O	710	700	No increase Triis is low because hence did it early spring		
Aeration					140	140			
retution					140	140			
Flower Bed Spraying - 1 x /mo	705		730	0	730	840	No increase Brenda and Renee did Mar and April spraying		
nower bed spraying 1 x/mo	, 05		750	0	730	0.10	7 months @ \$120 / Mo April - Oct		
							7 months & 9220 / months and occ		
Irrigation Repairs Estimated Expense	905		1377.1	0	1377.1	2 700	Estimated - This is low because Renee did it all summer		
inigution Repuils Estimated Expense	303		13//.1	0	1377.1	2,700	Estimated \$450/ mo May - Sept 5 Months		
							Estimated \$4507 file way Sept 5 World is		
Mesa Turf - Lawn Fertilization/Weed Spraying	520		825	0	825	825	Estimated increase		
inica full Edwill citilization, weed spraying	320		023	0	023	023	6 applications Mar - Aug @ \$130 = 780		
Sys Blow out (Mesa Turf)						110	o applications that Tragge \$150 750		
Irrigation Shares				465	465		Estimated		
in igueion shares				103	103		This has not been billed to VDV for 3 years		
							This has not been sined to VSV for 5 years		
Management Fee	890	720	900	100	1000	1.200	No increase - Low due some credits received		
			300	200					
Postage/Bank Fees/ETC	17.95	15.45	201.95	10	211.95	250	Estimated increase		
							Banks are now charging us for ACH transfers		
Professional Fees (Income Tax Prep+ 1099's)	177.5	100	125	0	125	250	Estimated increase		
Electricity	318.12	232.35	401.52	25	426.52		Estimated increase		
Total Expenses	14829.63	12375.7	16074.44	600	16814.44	<u> </u>			
PROFIT / LOSS by Month	-4019.69	985.27	4403.66	200	4440.56		Profit or Loss Depends mainly on Estimated Increases and Irrigation Repairs		
THOTHY LOSS BY MOHEN	1013.03	303.27	1103.00	200	1110.50	1000	Tront of 2000 Depends manny on Estimated molecuses and imagation repairs		
Operating Cash			5625.64	-2000	3625.64	** \$2,000	will be transferred to savings - this is higher than estimated		
Accounts Receivable			953.1	2000			from 2023 estimate due to Renee completing a majority of the		
. Issue its receivable			333.1				ation repairs and sprinkler filter cleanings over the 2023 summer		
Savings			7525.27	2000		months.	Cpans and springer men dearings over the 2025 summer		
Suvings			1323.21	2000	JJ2J.21	months.			

Steve Brummel @ St Farm 970-523-9700										
Farmers - Wo	n't insure	HOΔ with	huilding ove	er 30 vears	old					
. a.i.i.c.i.s vvc	csui C		- anama ove	Jo years						
Call Mesa Tui	rf - how m	חורף קוק אים	nay them t	his vear: Sn	raving					
Can ivicsa rui	11 110W 11	iden did we	pay them t	ilis ycar. Sp	Taying					
Pump Blow		110								