

Water Dance on Lake Dillon MASTER Homeowners Association OPERATING BUDGET for 2024	Quarter 1			Quarter 2			Quarter 3			Quarter 4			2024
	Jan	Feb	March	Apr	May	June	Jul	Aug	Sep	Oct	Nov	Dec	Totals
Master Association Income (Project Association Annual Assessments, Due Quarterly)													
Wooden Canoe (55/93 units = 59%)	11,500			11,500			11,500			11,500			46,000
Water Dance Townhomes (38/93 units = 41%)	7,990			7,990			7,990			7,990			31,960
Total Annual Assessment Income	19,490			19,490			19,490			19,490			77,960
Master Association Expenses													
1 Management Fee	525	525	525	525	525	525	525	525	525	525	525	525	6,300
2 Insurance - Basic HOA Coverage Policy	213	213	213	213	213	213	213	213	213	213	213	213	2,553
3 Insurance - Umbrella Liability Policy										665			665
4 Meeting Expenses, Office Supplies and Printing												100	100
5 Legal, Accounting, Banking, and Tax Preparation	10	10	10	500	10	10	10	400	10	10	10	10	1,000
6 Electricity	200	200	200	200	400	1,100	1,300	1,300	1,300	1,400	200	200	8,000
7 Water						1,900			1,600				3,500
8 Pond and Creek Maintenance (EcoResource Solutions)					1,200	1,200	1,200	1,200	1,200	1,000			7,000
9 Pond and Creek Maintenance (Reed Property Management @ \$55 per hour)					800	900	900	600	500	300			4,000
10 Maintenance: Trails, Bridges, Signs, Pet Waste Bags and Dispensers					500	570	500	500	500	500		72	3,142
11 Maintenance: Pumps, Aerators, and Back Flow Preventers										1,000			1,000
12 Landscaping: Entry Maintenance and Annual Islands Installations					3,500	3,500	3,500	3,500	2,500	2,000			18,500
13 Landscaping: New Projects			5,000						10,000				15,000
14 Maintenance: Perimeter Split Rail Fence and Townhome Privacy Wall					1,000	1,000	1,000	1,000	1,000				5,000
15 Holiday Lights and Decorations									1,000				1,000
16 Reserve Contribution	100	100	100	100	100	100	100	100	100	100	100	100	1,200
EXPENSE TOTALS	1,048	1,048	6,048	1,538	8,248	11,018	9,248	9,338	20,448	7,713	1,048	1,220	77,960
RUNNING MONTHLY BALANCES	18,442	17,395	11,347	29,299	21,051	10,034	20,276	10,938	(9,510)	2,268	1,220	0	