

Central Park Estates HOA Phase 1

Fiscal Year 5/1/22 ~ 4/30/23
4/30/2023

Bank Accounts

Chase Checking	\$6,742.67	
Chase Working Savings	\$44,905.92	\$5,000.00
Chase Reserve Savings	\$31,754.91	\$31,754.91
Total Bank Accounts	\$83,403.50	\$36,755 Reserve

	Approved '22-'23 budget	Actual As Of 04/30/23	Proposed '23-'24	Comments
Inflows				
Dues Payments	\$126,985.00	\$118,089.50	\$126,985.00	\$545 per lot
Advertising Income	\$45.00	\$0.00	\$0.00	
Interest Income	\$50.00	\$7.45	\$10.00	
Total Inflows	\$127,080.00	\$118,096.95	\$126,995.00	
Outflows				
Landscape Maintenance	\$101,060.00	\$119,679.81		
Contract (Grass, Clean up, & Irr.)	\$32,405.00	\$43,665.78	\$32,500.00	
Contract (Plow)	\$11,155.00	\$11,155.00	\$11,155.00	
Tru Green	\$7,500.00	\$6,859.03	\$7,500.00	
Landscape Repairs	\$7,500.00	\$15,500.00	\$10,000.00	
Rid-O-Rust	\$2,500.00	\$2,500.00	\$2,500.00	
Curb & Street Repairs	\$40,000.00	\$40,000.00	\$40,000.00	
New Projects	\$0.00	\$0.00	\$0.00	
Pool - Recreation Facilities	\$26,795.00	\$26,795.00	\$26,795.00	
Stipend	\$2,725.00	\$2,725.00	\$2,725.00	
Insurance	\$1,900.00	\$1,979.00	\$2,000.00	
Electric	\$2,700.00	\$3,124.37	\$3,200.00	
Newsletter	\$500.00	\$560.35	\$575.00	
Mailing Supplies & Postage	\$400.00	\$363.07	\$400.00	
Legal	\$250.00	\$0.00	\$250.00	
Telephone	\$190.20	\$142.65	\$190.20	
Post Office Box Rental	\$130.00	\$216.00	\$200.00	
Licenses & Permits	\$20.00	\$20.00	\$20.00	
Total Outflows	\$136,670.20	\$155,605.25	\$140,010.20	
Annual Overall Total	(\$9,590.20)	(\$37,508.30)	(\$13,015.20)	

	Outstanding Dues																	Delinquencies	
	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023		
As of 5/1/08	4	7																11	
As of 5/1/09	2	4	10															16	5
As of 5/1/10	1	2	2	7														12	-4
As of 4/1/11	1	2	2	3	11													19	7
As of 3/26/12	1	2	2	2	4	11												22	3
As of 3/13/13	1	2	2	1	3	3	10											22	0
As of 3/24/14	1	2	2	1	3	3	4	10										26	4
As of 4/24/15	1	2	2	1	3	3	4	7	8									31	5
As of 3/19/16	1	2	2	1	3	2	3	1	4	3								22	-9
As of 4/17/17	1	1	1	1	1	1	2	0	2	2	4							16	-6
As of 3/11/18	1	1	1	1	1	1	2	0	2	2	4	6						22	6
As of 4/7/19	1	1	1	1	1	1	2	0	2	2	3	6	15					36	14
As of 5/1/20	1	1	1	1	1	1	2	0	2	2	3	6	12	2				35	-1
As of 5/1/21	1	1	1	1	1	1	2	0	2	2	3	6	10	2	6			39	4
As of 4/28/22	1	1	1	1	1	1	1	0	0	1	2	4	3	2	5	6		30	-9
As of 4/30/23	1	1	1	1	1	1	1	0	0	1	1	2	1	2	2	3	7	26	-4