

Zapata Homeowners Association
Budget 2023

	2020	2021	2022	2022	Budget		2020	2021	2022	2022	Budget
	Actual	Actual	Budget	Actual	2023		Actual	Actual	Budget	Actual	2023
				12/31/2022						9/12/2022	
Income						Physical Improvements					
Current Dues	\$ 119,055	\$ 120,991	\$ 116,000	\$ 134,334	\$ 134,179	Electricity	\$ 439	\$ 483	\$ 450	\$ 448	\$ 450
Back Dues	2,824	0	1,000	3,128	1,000	Fence Repair/Emergency Gate	0	0	1,000	0	0
Building Application Fees	500	500	500	2,000	500	Gate/Including Maintenance	0	3,455	3,000	0	3,000
Gate Openers	105	210	200	70	200	Downed Trees (Fire Mitigation)	800	0	0	745	1,000
Interest Income	184	105	75	63	50	Install/Replace Culverts	0	13,034	1,500	0	1,500
Late/Lien/Collection Fees	2,839	2,781	2,000	849	2,500	Pond Expense	0	0	0	0	1,000
Other Income	2,109	388	0	186	200	Road Grading	10,285	6,490	10,000	6,040	13,000
Total Income	\$ 127,615	\$ 124,975	\$ 119,775	\$ 140,630	\$ 138,629	Road Rolling	7,140	7,119	7,000	3,685	9,000
						Road Improvements	14,188	14,600	13,000	6,400	16,000
Expense						Emergency Road Repairs	0	26,550	2,000	12,063	2,500
Administrative/Corporate						Mailboxes/Flags	1,998	32	250	0	200
Accounting Fees	\$ 2,400	\$ 2,180	\$ 2,500	\$ 1,854	\$ 1,200	Surveys	0	0	0	0	2,000
Administrator	21,403	16,800	19,500	18,566	20,000	Road Signs/Security Camera	599	0	1,500	400	0
Annual Meeting	121	0	750	0	750	Snow Removal	3,065	1,990	4,000	195	4,000
Caretaker	9,000	9,532	10,500	8,183	11,750	Weed Control	0	0	500	0	500
Copy Expense	0	0	200	0	200	Total	\$ 38,514	\$ 73,753	\$ 44,200	\$ 29,976	\$ 54,150
Income Taxes	0	0	0	0	0	Water Committee					
Insurance	5,627	6,959	8,000	7,508	8,000	Water Meters/Devices	\$ -	\$ 3,408	\$ -	\$ -	\$ 500
Legal Fees, Corp/Governance/Bad Debt	22,722	7,469	5,000	7,107	2,500	Ditch Cleaning/Maintenance	0	0	1,500	0	1,500
Meeting Room Rental	90	0	200	240	400	Documents for Committee	0	0	0	0	0
Office Supplies/Misc	1,001	136	700	448	700	Legal Fees, Water	0	9,589	4,000	22,641	10,000
Postage	628	398	750	308	0	Maintain Water Devices	0	0	250	0	500
Property Taxes	1,878	1,881	2,000	1,974	2,000	Total	\$ -	\$ 12,997	\$ 5,750	\$ 22,641	\$ 12,500
Recording Fees	91	130	200	135	200	Communications Committee					
Records Storage	480	480	480	535	540	Newsletter (Copies)	\$ 1,178	\$ 1,525	\$ 2,000	\$ 1,244	\$ 2,000
Replat/Survey	0	2,532	5,000	0	1,500	Newsletter (Postage)	446	469	600	268	600
Telephone	313	328	320	336	320	Covenants Re-Do/Plat Approval	830	0	0	0	0
Trash Service	11,625	13,020	12,500	13,355	16,480	Bulletin Board Maintenance	0	0	100	0	100
Total	\$ 77,378	\$ 61,845	\$ 68,600	\$ 60,549	\$ 66,540	Website Hosting/Maintenance	21	4,221	500	221	500
						Email Hosting	0	0	300	192	420
Fire Committee						Total	\$ 2,475	\$ 6,215	\$ 3,500	\$ 1,925	\$ 3,620
Beetle Control	\$ -	\$ -	\$ -	\$ -	\$ -	Total Expense	\$ 151,846	\$ 156,884	\$ 129,250	\$ 164,410	\$ 143,310
Deadwood Removal Grnblt.	0	0	0	0	0	Net Gain (Loss)	\$ (24,231)	\$ (31,909)	\$ (9,475)	\$ (23,780)	\$ (4,681)
Escape Routes	0	0	0	0	1,500	Cash on Hand	\$ 28,525				
Fire Equipment	168	0	1,000	0	1,500	Operating Reserve	15,000				
Fire Plan/Tanks	0	0	0	0	0	Replacement Reserve	25,000				
Fire Training/Education	363	0	1,500	0	500	Revenue 2023 Proposed Budget	\$ 138,629				
Fire Siren	0	0	0	0	0	Expense 2023 Proposed Budget	\$ 143,310				
Fire Equipment Repair/Maint.	102	0	1,200	0	500	Net Income(Loss), 2023 Proposed Budget	\$ (4,681)				
Common Lands/Surveys	0	0	1,500	0	0	Fund Operating Reserve	0				
Wood Recovery Lot	0	1,066	2,000	585	2,500	Additional Funding for Replacement Reserve	0				
Forest Management Plan	53,348	1,008	51,000	48,734	130,000						
Fire Mitigation	0	0	0	0	0						
Fire Hydrants	0	0	0	0	0						
Offsets (Grant Receivable)	(20,502)	0	(51,000)	0	(130,000)						
	0	0									
Total	\$ 33,479	\$ 2,074	\$ 7,200	\$ 49,319	\$ 6,500						