



**2024 Copley Commons HOA Project Operating Budget**  
5/20/2024

<b>Expenses</b>	
Accounting	\$ 500
Legal - General	\$ 500
Master Insurance Policy	\$ 1,250
Landscape / Maintenance - Common Area & Lots	\$ 55,000
Snow Removal Contract - Common Area	\$ 8,000
Curbside Trash Removal	\$ 18,500
Lawn Irrigation Maintenance - Common Area & Lots	\$ 6,000
Lawn Fertilization - Common Area & Lots	\$ 6,000
Water - Common Area	\$ 750
General Supplies & Materials	\$ 250
PayHOA Payment Collection & Management	\$ 600
<b>Projected Near Term Annual Operating Budget</b>	<b>\$ 97,350</b>
<b>Annual Reserve Provisions (10%)</b>	<b>\$ 9,735</b>
Annual Sewer Pump Station Reserves	\$ 8,320
<b>Total Projected Annual Operating Expenses****</b>	<b>\$ 115,405</b>
<b>Projected Per Residence Monthly Assessment</b>	<b>\$ 240</b>
<i>40 Total Units</i>	
<b>HOA Bank Account Balances (as of 4/30/24)</b>	
HOA Operating Account	\$ 37,807.86
HOA Capital Improvement Account	\$ 16,898.50
<b>Total Bank Account Funds</b>	<b>\$ 54,706.36</b>