

Grandview Ranch Homeowners Association

2025 Adopted Annual Budget

	2024	2025	% Variance
Operating Fund			
Income			
Income			
4000 - Operating Assessment	44,800.00	45,600.00	1.79 %
4001 - Dues Allocated to Reserves	(23,000.00)	(23,400.00)	1.74 %
4005 - Interest - Operating	12.00	12.00	.00 %
4026 - Architectural Review Fees	7,500.00	2,500.00	(66.67) %
4029 - Capital Contribution	500.00	1,000.00	100.00 %
Total Income	29,812.00	25,712.00	(13.75) %
Expense			
Maintenance			
6003 - Misc. Repairs & Maintenance	3,240.00	-	(100.00) %
6025 - Snow Removal - Contract	2,300.00	2,300.00	.00 %
6144 - Weed Control	3,000.00	5,000.00	66.67 %
6309 - Architectural Review Fees	7,500.00	2,500.00	(66.67) %
Total Maintenance	16,040.00	9,800.00	(38.90) %
Office & Administration			
6070 - Management	10,656.00	11,100.00	4.17 %
6072 - Office Supplies	435.00	1,901.00	337.01 %
6080 - HOA Insurance	2,184.00	2,184.00	.00 %
6083 - Tax Preparation	175.00	375.00	114.29 %
6092 - Licenses & Permits	322.00	352.00	9.32 %
Total Office & Administration	13,772.00	15,912.00	15.54 %
Total Operating Expense	29,812.00	25,712.00	
Operating Net	.00	.00	#

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2025 Adopted Annual Budget

	2024	2025	% Variance
Reserve Fund			
Income			
7001 - Dues Allocated to Reserves	23,000.00	23,400.00	
7005 - Interest - Reserve	50.00	200.00	
Total Income	23,050.00	23,600.00	
Reserve Expenses			
8001 - Reserve Study	464.00	-	
8003 - Asphalt	-	2,200.00	
Total Reserve Expenses	464.00	2,200.00	