

OPERATING FUND	Sunwest HOA	Sunwest HOA
	Budget 2025	Actual 2025
	Jan - Dec 2025	Jan - Dec 2025
Revenue		
Regular Assessments	128,169.60	
Interest - Operating Fund	0.00	
Late/Interest Fee	1,305.00	
Lien Fee Reimbursements	0.00	
Legal Collections Reimbursements	925.00	
Fines	500.00	
Total Revenue	130,899.60	
Expenses		
Utilities		
Water	28,347.00	
Electricity	182.50	
Trash Removal	28,512.00	
Total Utilities	57,041.50	
Grounds		
Grounds Maintenance	25,775.07	
Grounds Repairs - Sprinklers	5,400.00	
Grounds Repairs - Other	2,475.00	
Snow Removal	7,300.00	
Total Grounds	40,950.07	
Administrative		
Management Fees	12,528.00	
A/R Processing Fee	1,865.00	
Lien Processing Fee	0.00	
Legal Fees	1,800.00	
Audit/Tax Preparation	275.00	
Insurance	2,610.00	
Administrative	1,750.00	
Postage	1,170.00	
Income Taxes	0.00	
Licenses & Fees	60.00	
Bad Debt	0.00	
Social Activities	850.00	
Total Administrative	22,908.00	
Transfer to Reserves	9,999.96	
Total Expenses	130,899.53	
Operating Fund Over (Under) Expenses	0.07	

REPLACEMENT RESERVE FUND	Sunwest HOA	Sunwest HOA
	Budget 2025	Actual 2025
	Jan - Dec 2025	Jan - Dec 2025
Replacement Assessment	9,999.96	
Interest	1,620.00	
Total Replacement Revenue	11,619.96	
Replacement Expense	8,000.00	
Replacement Fund Cumulative	101,515.63	