



<i>Insurance</i>	<b>2024 Budget</b>	<b>2023 Budget</b>	<b>\$ Change</b>	<b>2024 Cost Per Unit based on 24 homes</b>	<b>2023 Cost Per Unit based on 24 homes</b>	<b>Narrative</b>
853 Insurance - Master Policy	10,216	10,266	(50)	35.47	35.65	BSA insurance coverage in accordance with state statute requirements & renews 11/1 each year.
<b>Insurance Totals</b>	<b>10,216</b>	<b>10,266</b>	<b>(50)</b>			

<i>Parts &amp; Supplies</i>	<b>2024 Budget</b>	<b>2023 Budget</b>	<b>\$ Change</b>	<b>2024 Cost Per Unit based on 24 homes</b>	<b>2023 Cost Per Unit based on 24 homes</b>	<b>Narrative</b>
<del>749 Misc Parts &amp; Supplies</del>	0	0	0	0.00	0.00	This line item has been combined with Building Exterior Repairs
<b>Parts &amp; Supplies Totals</b>	<b>0</b>	<b>0</b>	<b>0</b>			

<i>Repairs &amp; Maintenance</i>	<b>2024 Budget</b>	<b>2023 Budget</b>	<b>\$ Change</b>	<b>2024 Cost Per Unit based on 24 homes</b>	<b>2023 Cost Per Unit based on 24 homes</b>	<b>Narrative</b>
61933 Landscape Repairs	4,883	3,059	1,824	16.95	10.62	This covers landscape items not included in the contract as routine maintenance, such as plant/shrub replacements; turf replacement; plant/shrub pest treatments; mulch/rock replacement; tree care/replacement; grub treatments as needed
61962 Backflow Testing	500	500	0	1.74	1.74	Annual backflow testing as required by the City
653 Building Exterior Repair	1,250	250	1,000	4.34	0.87	Minor exterior repairs that are the responsibility of the BSA, such as gutters/downspouts, stucco/siding, etc
665 Irrigation Repairs	425	425	0	1.48	1.48	Repairs for the irrigation system
<b>Repairs &amp; Maintenance Totals</b>	<b>7,058</b>	<b>4,234</b>	<b>2,824</b>			

<i>Utilities</i>	<b>2024 Budget</b>	<b>2023 Budget</b>	<b>\$ Change</b>	<b>2024 Cost Per Unit based on 24 homes</b>	<b>2023 Cost Per Unit based on 24 homes</b>	<b>Narrative</b>
751 Electricity	425	425	0	1.48	1.48	BSA electric meter expenses to operate the irrigation system
758 Water/Sewer	2,521	1,624	897	8.75	5.64	BSA irrigation water expense
<b>Utilities Totals</b>	<b>2,946</b>	<b>2,049</b>	<b>897</b>			

<b>Expense Totals</b>	<b>42,307</b>	<b>32,004</b>	<b>10,303</b>			
<b>Net Income/(Loss) Before Transfers</b>	<b>9,660</b>	<b>9,756</b>	<b>(96)</b>			
<i>Transfer Between Funds</i>	<b>2024 Budget</b>	<b>2023 Budget</b>	<b>\$ Change</b>	<b>2024 Cost Per Unit based on 24 homes</b>	<b>2023 Cost Per Unit based on 24 homes</b>	<b>Narrative</b>
498 Reserve Fund Transfer	(9,660)	(9,756)	96	(33.54)	(33.88)	The 2023 estimated YE balance of \$20,173 is 58.0% of the fully funded amount of \$34,800. The 2024 annual contribution of \$9,660 is 70% of the 100% annual contribution of \$13,800. The estimated 2024 year end balance of \$29,844 is 87% of the \$34,245 which is 100% balance at beginning of 2025
<b>Transfer Between Funds Totals</b>	<b>(9,660)</b>	<b>(9,756)</b>	<b>96</b>			
<b>Total Net Income/(Loss) After Transfers</b>	<b>0</b>	<b>0</b>	<b>(0)</b>			