

Brookside Townhomes HOA, Inc.  
2026 Budget

|                           | <u>2026 Budget</u>          | <u>2025 Budget</u>          |
|---------------------------|-----------------------------|-----------------------------|
| <b>Revenues</b>           |                             |                             |
| Dues                      | \$ 147,060.00               | \$ 147,060.00               |
| Late Fees                 | 1,200.00                    | 1,200.00                    |
| Interest Income           | 180.00                      | 180.00                      |
| Miscellaneous Income      | 50.00                       | 50.00                       |
| <b>Total Revenues</b>     | <u><u>\$ 148,490.00</u></u> | <u><u>\$ 148,490.00</u></u> |
| <b>Expenses</b>           |                             |                             |
| Insurance                 | \$ 7,040.00                 | \$ 7,040.00                 |
| Licenses & Permits        | 550.00                      | 480.00                      |
| Bank Charges              | -                           | 420.00                      |
| Legal Fees                | 1,800.00                    | 1,800.00                    |
| Common Area Maintenance   | 8,700.00                    | 13,200.00                   |
| Office and Postage        | 960.00                      | 1,080.00                    |
| Management Fees           | 10,200.00                   | 10,200.00                   |
| Lawn Maintenance          | 35,600.00                   | 35,600.00                   |
| Sprinkler Repairs         | 2,500.00                    | 2,500.00                    |
| Pool Maintenance          | 17,100.00                   | 17,100.00                   |
| Electricity               | 7,260.00                    | 6,600.00                    |
| Water                     | 8,520.00                    | 3,600.00                    |
| Garbage                   | 14,900.00                   | 13,820.00                   |
| <b>Total Expenses</b>     | <u><u>\$ 115,130.00</u></u> | <u><u>\$ 113,440.00</u></u> |
| <b>Net Income</b>         | <u><u>\$ 33,360.00</u></u>  | <u><u>\$ 35,050.00</u></u>  |
| <b>Other Costs</b>        |                             |                             |
| Loan Payments             | \$ -                        | \$ 34,872.00                |
| <b>Total Other Costs</b>  | <u><u>\$ -</u></u>          | <u><u>\$ 34,872.00</u></u>  |
| <b>To (From) Reserves</b> | <u><u>\$ 33,360.00</u></u>  | <u><u>\$ 178.00</u></u>     |

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR FULLY FUNDED  
RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE  
THAT MAY RESULT IN SPECIAL ASSESSMENTS REGARDING THOSE ITEMS.

OWNERS MAY ELECT TO PROVIDE FOR FULLY FUNDED RESERVE ACCOUNTS UNDER  
SECTION 720.303(6), FLORIDA STATUTES, UPON OBTAINING THE APPROVAL OF A  
MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION BY VOTE OF  
THE MEMBERS AT A MEETING OR BY WRITTEN CONSENT.