Avant Garde Homeowners Association
Budget
May 2027 - April 2028

Dues	567
Number of units	245
Monthly	138,915.00
Annually	1,666,980.00

Monthly dues breakdown	monthly	annual	total units
Total Dues	567.00	6,804.00	1,666,980.00
Operating Assessment	235.00	2,820.00	690,900.00
Roofing Assessment	40.00	480.00	117,600.00
Insurance assessment	190.00	2,280.00	558,600.00
Insurance reserve	57.00	684.00	167,580.00
Siding Assessment	13.00	156.00	38,220.00
Future Emergencies	17.00	204.00	49,980.00
Capital Expenditures	15.00	180.00	44,100.00

	May	June	July	August	September	October	November	December	January	February	March	April	Total
Income													
Cox Revenue Sharing	466.67	466.67	466.67	466.67	466.67	466.67	466.67	466.67	466.67	466.67	466.67	466.67	5,600.00
Operating Assessment	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	57,575.00	690,900.00
Roofing Assessment	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	9,800.00	117,600.00
Insurance assessment	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	46,550.00	558,600.00
Insurance reserve	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	13,965.00	167,580.00
Siding Assessment	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	3,185.00	38,220.00
Future Emergencies	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	4,165.00	49,980.00
Capital Expenditures	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	3,675.00	44,100.00
Total Income	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 138,915.00**	**$ 1,666,980.00**
Expenses													
Accounting, Audit and Tax Preparation	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	2,500.00	30,000.00
Annual meeting	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00
Automobile Expense	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00
Bank Service Charges	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00
Depreciation Expense	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	1,464.17	17,570.00
Financing Fees-Insurace	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	35,000.00
Fire Expenses	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	12.50	150.00
Grounds Keeping	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	5,833.33	70,000.00
Insurance	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	45,996.07	551,952.85
Finance Charge	8.33	8.33	8.33	8.33	8.33	8.33	8.33	8.33	8.33	8.33	8.33	8.33	100.00
Insurance Financing	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	3,000.00	36,000.00
Legal Fees	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00
Licenses and Permits	2.92	2.92	2.92	2.92	2.92	2.92	2.92	2.92	2.92	2.92	2.92	2.92	35.00
Miscellaneous	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	375.00	4,500.00
Payroll Costs	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	8,900.00	106,800.00
Pest Control and Termite Contract	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	12,000.00
Postage and Delivery	16.00	16.00	16.00	16.00	16.00	16.00	16.00	16.00	16.00	16.00	16.00	16.00	192.00
Quickbooks Online Fee	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	1,020.00
Repairs and Maintenance	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	16,000.00	192,000.00
Telephone	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.33	333.33	4,000.00
Trash Removal	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	3,900.00	46,800.00
Utilities	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	11,666.67	140,000.00

Total expenses serviced by dues 680,997.00