

Spyglass Ridge HOA, Inc.

SPYGLASS RIDGE HOA 2025 APPROVED Budget	2024 I&E Year End Projected	2024 I&E Budget	2024 Actual vs Budget	2025 Budget	Change from 2024 Budget	2025 Budget Notes: 2025 Annual Assessment \$880 per lot 224 lots
Operating Fund Income						
Total Operating Fund Income	157,912	159,279	99%	170,999	11,720	
Operating Expenses						
Utilities						
Total Utilities	10,435	10,330	101%	10,960	630	
Insurance						
Total Insurance	6,253	5,400	116%	6,619	1,219	
Community Manager & Staff						
Total Community Manager & Staff	45,234	50,400	330%	50,040	-360	
Community Events						
Total Community Events	1,000	1,000	100%	1,000	0	
Community Center & Pool						
Total Community Center & Pool	19,586	18,124	108%	22,060	3,936	
Common Area						
Total Common Area	67,495	67,660	100%	69,820	2,160	
Business Expenses						
Total Business Expenses	9,561	6,365	150%	10,500	4,135	
Total Operating Fund Expenses	159,564	159,279	100%	170,999	11,720	
RESTRICTED FUNDS						
Capital Improvement Income						
Annual Funding from Assessments	0	0	0%	4,480	4,480	\$20 per lot to C/I Fund - (None in 2024)
ACC Architectural Fees	275	550	50%	550	0	
Interest in Capital Improvement Fund	250	180	139%	180	0	
Penalties / Late Fees	550	800	69%	750	-50	
Total Capital Improvement Income	825	1,530	54%	5,960	4,430	
Planned Capital Fund Expenditures	0			0	0	
Reserves Fund						
Reserves Fund Income						
Lot Owner Annual Assessments	24,305	24,416	100%	25,536	1,120	\$114 per lot to Reserve Funds (2024 \$109)
Interest on Reserve Accounts	3,800	2,500	152%	2,500	0	
Total Reserves Fund Income	28,105	26,916	104%	28,036	1,120	