



Tanglewood Hills Condominium Association

2024 Approved Budget

Prepared: November 8, 2023
 Total # of Units: 158 Units

Fiscal Year Start
 Assessment Cycle
 Assessment Amount

1-Jan
 Monthly
 See assessment page

GL Account	2023 Budget	2024 Budget
Income		
40010 - Assessment General	\$ 989,860.00	\$ 1,069,340.00
Expense		
60030 - Financial Review	\$ 2,450.00	\$ 2,450.00
60610 - Insurance	\$ 89,893.00	\$ 102,165.00
60640 - Website/Domain Expense	\$ 200.00	\$ 200.00
60810 - Licenses & Fees	\$ 50.00	\$ 50.00
61210 - Electricity	\$ 7,200.00	\$ 8,500.00
61410 - Gas	\$ 1,200.00	\$ 2,000.00
61600 - Water & Sewer	\$ 300,000.00	\$ 310,000.00
62410 - Trash	\$ 50,000.00	\$ 50,000.00
63410 - Landscape Contract	\$ 49,584.00	\$ 49,584.00
63420 - Irrigation Repair	\$ 3,150.00	\$ 3,150.00
63610 - Landscape Supplies & Extras	\$ 8,000.00	\$ 8,000.00
64210 - Pool Contract	\$ 10,000.00	\$ 10,000.00
64410 - Pool Extras	\$ 4,100.00	\$ 4,100.00
65000 - Snow Removal	\$ 6,000.00	\$ 6,000.00
66210 - Janitorial Services	\$ 53,251.00	\$ 57,511.00
66220 - Janitorial Supplies	\$ 2,500.00	\$ 2,500.00
66610 - Common Area Maintenance	\$ 35,000.00	\$ 35,000.00
66780 - Storm Cleanup	\$ 20,000.00	\$ 20,000.00
66810 - Building Maint/Repairs	\$ 45,000.00	\$ 50,000.00
66830 - Light Repair	\$ 6,000.00	\$ 4,000.00
66850 - Gutter Cleaning	\$ 15,000.00	\$ 15,000.00
66860 - Plumbing Repair	\$ 30,000.00	\$ 60,000.00
66900 - Water Damage Repair	\$ 10,000.00	\$ 10,000.00
67590 - Fire Extinguisher Testing	\$ 2,000.00	\$ 2,000.00
67810 - Pest Control	\$ 2,540.00	\$ 2,540.00
68100 - Allocation for Reserves	\$ 103,000.00	\$ 103,000.00
68610 - Professional Management	\$ 90,492.00	\$ 98,340.00
68810 - Income Tax Preparation	\$ 250.00	\$ 250.00
69010 - Professional Fees (Arch/Atty)	\$ 15,000.00	\$ 25,000.00
69110 - Reimbursable Operating Expenses	\$ 18,000.00	\$ 18,000.00
69430 - Loan Repayment	\$ -	\$ -
69810 - Bad Debt	\$ 10,000.00	\$ 10,000.00

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2024 Monthly Operating Expenses:

\$ 89,112

Unit No.	% Ownership	Monthly Dues	Monthly Dues, Rounded
1	0.5550%	\$494.57	\$495
2	0.5550%	\$494.57	\$495
3	0.5550%	\$494.57	\$495
4	0.5550%	\$494.57	\$495
5	0.4883%	\$435.13	\$435
6	0.4883%	\$435.13	\$435
7	0.4883%	\$435.13	\$435
8	0.4883%	\$435.13	\$435
9	0.5550%	\$494.57	\$495
10	0.5550%	\$494.57	\$495
11	0.4883%	\$435.13	\$435
12	0.4883%	\$435.13	\$435
13	0.4883%	\$435.13	\$435
14	0.4883%	\$435.13	\$435
15	0.5550%	\$494.57	\$495
16	0.5550%	\$494.57	\$495
17	0.4883%	\$435.13	\$435
18	0.4883%	\$435.13	\$435
19	0.4883%	\$435.13	\$435
20	0.4883%	\$435.13	\$435
21	0.5550%	\$494.57	\$495
22	0.5550%	\$494.57	\$495
23	0.4883%	\$435.13	\$435
24	0.4883%	\$435.13	\$435
25	0.4883%	\$435.13	\$435
26	0.4883%	\$435.13	\$435
27	0.5550%	\$494.57	\$495
28	0.5550%	\$494.57	\$495
29	0.4883%	\$435.13	\$435
30	0.4883%	\$435.13	\$435
31	0.4883%	\$435.13	\$435
32	0.4883%	\$435.13	\$435
33	0.5550%	\$494.57	\$495
34	0.5550%	\$494.57	\$495
35	0.4883%	\$435.13	\$435
36	0.4883%	\$435.13	\$435
37	0.4883%	\$435.13	\$435
38	0.4883%	\$435.13	\$435
39	0.5550%	\$494.57	\$495
40	0.5550%	\$494.57	\$495
41	0.5550%	\$494.57	\$495
42	0.5550%	\$494.57	\$495
43	0.5550%	\$494.57	\$495
87	0.6439%	\$573.79	\$574

Unit No.	% Ownership	Monthly Dues	Monthly Dues, Rounded
44	0.5550%	\$494.57	\$495
45	0.4883%	\$435.13	\$435
46	0.4883%	\$435.13	\$435
47	0.4883%	\$435.13	\$435
48	0.4883%	\$435.13	\$435
49	0.5550%	\$494.57	\$495
50	0.5550%	\$494.57	\$495
51	0.4883%	\$435.13	\$435
52	0.4883%	\$435.13	\$435
53	0.4883%	\$435.13	\$435
54	0.4883%	\$435.13	\$435
55	0.5550%	\$494.57	\$495
56	0.5550%	\$494.57	\$495
57	0.5550%	\$494.57	\$495
58	0.5550%	\$494.57	\$495
59	0.5550%	\$494.57	\$495
60	0.5550%	\$494.57	\$495
61	0.7550%	\$672.79	\$673
62	0.7550%	\$672.79	\$673
63	0.6439%	\$573.79	\$574
64	0.6439%	\$573.79	\$574
65	0.7550%	\$672.79	\$673
66	0.7550%	\$672.79	\$673
67	0.6439%	\$573.79	\$574
68	0.6439%	\$573.79	\$574
69	0.7550%	\$672.79	\$673
70	0.7550%	\$672.79	\$673
71	0.6439%	\$573.79	\$574
72	0.6439%	\$573.79	\$574
73	0.7550%	\$672.79	\$673
74	0.7550%	\$672.79	\$673
75	0.6439%	\$573.79	\$574
76	0.6439%	\$573.79	\$574
77	0.7550%	\$672.79	\$673
78	0.7550%	\$672.79	\$673
79	0.6439%	\$573.79	\$574
80	0.6439%	\$573.79	\$574
81	0.7550%	\$672.79	\$673
82	0.7550%	\$672.79	\$673
83	0.6439%	\$573.79	\$574
84	0.6439%	\$573.79	\$574
85	0.7550%	\$672.79	\$673
86	0.7550%	\$672.79	\$673
123	0.7550%	\$672.79	\$673

88	0.6439%	\$573.79	\$574
89	0.7550%	\$672.79	\$673
90	0.7550%	\$672.79	\$673
91	0.6439%	\$573.79	\$574
92	0.6439%	\$573.79	\$574
93	0.7550%	\$672.79	\$673
94	0.7550%	\$672.79	\$673
95	0.6439%	\$573.79	\$574
96	0.6439%	\$573.79	\$574
97	0.7550%	\$672.79	\$673
98	0.7550%	\$672.79	\$673
99	0.6439%	\$573.79	\$574
100	0.6439%	\$573.79	\$574
101	0.8436%	\$751.75	\$752
102	0.8436%	\$751.75	\$752
103	0.7550%	\$672.79	\$673
104	0.7550%	\$672.79	\$673
105	0.6439%	\$573.79	\$574
106	0.6439%	\$573.79	\$574
107	0.7550%	\$672.79	\$673
108	0.7550%	\$672.79	\$673
109	0.6439%	\$573.79	\$574
110	0.6439%	\$573.79	\$574
111	0.7550%	\$672.79	\$673
112	0.7550%	\$672.79	\$673
113	0.6439%	\$573.79	\$574
114	0.6439%	\$573.79	\$574
115	0.7550%	\$672.79	\$673
116	0.7550%	\$672.79	\$673
117	0.6439%	\$573.79	\$574
118	0.6439%	\$573.79	\$574
119	0.7550%	\$672.79	\$673
120	0.7550%	\$672.79	\$673
121	0.6439%	\$573.79	\$574
122	0.6439%	\$573.79	\$574

124	0.7550%	\$672.79	\$673
125	0.6439%	\$573.79	\$574
126	0.6439%	\$573.79	\$574
127	0.7550%	\$672.79	\$673
128	0.7550%	\$672.79	\$673
129	0.6439%	\$573.79	\$574
130	0.6439%	\$573.79	\$574
131	0.7550%	\$672.79	\$673
132	0.7550%	\$672.79	\$673
133	0.6439%	\$573.79	\$574
134	0.6439%	\$573.79	\$574
135	0.7550%	\$672.79	\$673
136	0.7550%	\$672.79	\$673
137	0.6439%	\$573.79	\$574
138	0.6439%	\$573.79	\$574
139	0.7550%	\$672.79	\$673
140	0.7550%	\$672.79	\$673
141	0.6439%	\$573.79	\$574
142	0.6439%	\$573.79	\$574
143	0.7550%	\$672.79	\$673
144	0.7550%	\$672.79	\$673
145	0.6439%	\$573.79	\$574
146	0.6439%	\$573.79	\$574
147	0.7550%	\$672.79	\$673
148	0.7550%	\$672.79	\$673
149	0.6439%	\$573.79	\$574
150	0.6439%	\$573.79	\$574
151	0.7550%	\$672.79	\$673
152	0.7550%	\$672.79	\$673
153	0.6439%	\$573.79	\$574
154	0.6439%	\$573.79	\$574
155	0.7550%	\$672.79	\$673
156	0.7550%	\$672.79	\$673
157	0.6439%	\$573.79	\$574
158	0.6439%	\$573.79	\$574