

Union Park Master Homeowners Association, Inc.
Approved 2024 Budget

Income

		1581 2023 Approved Budget	1581 2024 Approved Budget
40000	Assessment Income	\$1,516,468.45	\$1,582,133.42
Total Income		\$1,516,468.45	\$1,582,133.42
	Other Income- Retained Earnings	\$108,429.85	
	Quarterly Assessment	\$239.80	\$250.18

Expense

60300	Accounting Fees & Tax Prep	\$3,500.00	\$6,500.00
60350	Legal Fees	\$2,304.00	\$5,000.00
60500	AP Expense	\$240.00	\$240.00
60700	Insurance Liability/Property/Umb	\$17,227.80	\$17,227.80
60750	Insurance - D&O	\$2,500.00	\$3,503.70
60950	Insurance - Fidelity Bond/Crime	\$1,200.00	\$1,200.00
61100	Office Expense	\$10,000.00	\$10,000.00
61150	Website Service	\$1,140.00	\$1,140.00
61300	Corporate Annual Report	\$61.25	\$61.25
61350	Bad Debt	\$500.00	\$3,500.00
61400	Community Event	\$8,000.00	\$8,000.00
61500	Storage	\$300.00	\$300.00
64090	Security Cost Share CDD	\$9,600.00	\$0.00
Total Fixed Costs		\$56,573.05	\$56,672.75

Variable Costs		2023 Approved Budget	2024 Approved Budget
60150	Management Fees	\$132,804.00	\$132,804.00
60450	Payment Coupons	\$9,486.00	\$9,486.00
68250	ULTRAFi (Internet & Cable)	\$1,317,605.40	\$1,383,170.67
Total Variable Costs		\$1,459,895.40	\$1,525,460.67

Total Expense	\$1,516,468.45	\$1,582,133.42
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Total	\$0.00	\$0.00
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DISCLAIMER: THE BUDGET AND FIGURES ARE A GOOD FAITH ESTIMATE ONLY AND REPRESENTS AN APPROXIMATION OF FUTURE EXPENSES BASED ON FACTS AND CIRCUMSTANCES EXISTING AT THE TIME OF PREPARATION. ACTUAL COSTS OF SUCH ITEMS MAY EXCEED THE ESTIMATED COSTS.

Board Member Signature

Date Signed

Print Name