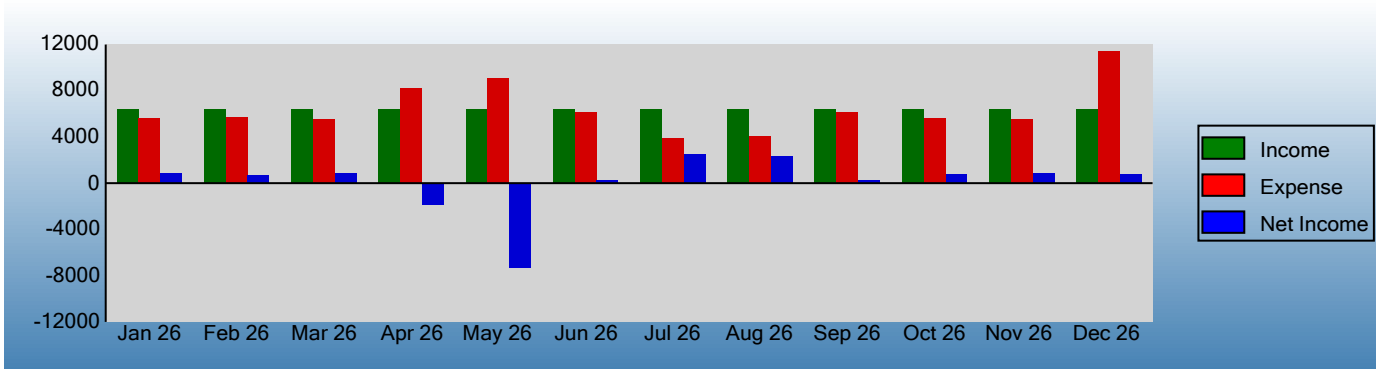
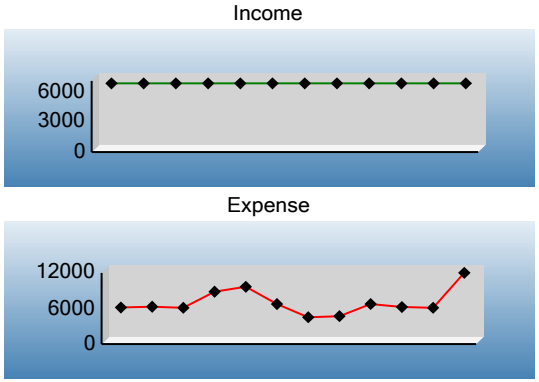
Fiscal Year Budget

Property: Forest Park Estates Condo HOA

1/1/2026-12/31/2026 Profit & Loss

	JAN 26	FEB 26	MAR 26	APR 26	MAY 26	JUN 26	JUL 26	AUG 26	SEP 26	OCT 26	NOV 26	DEC 26	TOTAL
INCOME													
4100 Rental Income (non-posting)													
4107 Association Dues	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	76,914.00
4100 Total Rental Income (non-p	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	6,409.50	76,914.00
4500 Misc Income (non-posting)													
4501 Interest Income	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	12.00
4500 Total Misc Income (non-pos	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	12.00
TOTAL INCOME	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**6,410.50**	**76,926.00**
EXPENSE													
5100 Repairs & Maintenance Expen													
5115 Electrical Supplies/Repairs	0.00	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00
5122 Keys and Locks	0.00	0.00	0.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00
5125 Fire & Life Safety	0.00	0.00	0.00	0.00	0.00	500.00	0.00	0.00	0.00	250.00	0.00	0.00	750.00
5170 Extermination	0.00	0.00	0.00	125.00	125.00	125.00	125.00	125.00	375.00	0.00	0.00	0.00	1,000.00
5100 Total Repairs & Maintenanc	0.00	0.00	0.00	175.00	125.00	675.00	125.00	125.00	375.00	250.00	0.00	0.00	1,850.00
5350 Licenses and Fees	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00	0.00	0.00	0.00	25.00
5600 Administrative (non-posting)													
5602 Internet Services	0.00	5.00	0.00	5.00	0.00	5.00	0.00	5.00	0.00	5.00	0.00	5.00	30.00
5605 Postage	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
5606 HOA Management Fee	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
5607 Copies/Printing	10.00	10.00	10.00	0.00	10.00	10.00	10.00	10.00	0.00	10.00	10.00	10.00	100.00
5608 Administrative	50.00	50.00	0.00	50.00	50.00	50.00	50.00	0.00	50.00	50.00	50.00	50.00	500.00
5611 HOA Legal Fees	50.00	0.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	0.00	50.00	500.00
5614 Accounting	0.00	0.00	0.00	2,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
5617 HOA Insurance	1,670.00	1,670.00	1,670.00	1,670.00	1,670.00	1,672.00	0.00	0.00	1,670.00	1,670.00	1,670.00	1,670.00	16,702.00
5623 Reserve Transfer	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,776.00	5,776.00
5621 Paylease On Line Payment	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	300.00
5600 Total Administrative (non-p	2,192.50	2,147.50	2,142.50	4,687.50	2,192.50	2,199.50	522.50	477.50	2,182.50	2,197.50	2,142.50	7,973.50	31,058.00
5650 Bank Fees	0.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00
6100 Building Maintenance (non-pos													
6101 Exterior Bldg Maintenance	0.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	0.00	50.00	500.00
6102 Roof/Gutter Maintenance	0.00	0.00	0.00	0.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
6104 Light Maintenance	25.00	0.00	25.00	25.00	0.00	25.00	25.00	0.00	25.00	0.00	25.00	0.00	175.00
6105 Plumbing Repairs	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	100.00	50.00	50.00	150.00	750.00
6109 HVAC/Boiler	150.00	150.00	100.00	100.00	250.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00	1,000.00
6100 Total Building Maintenance	225.00	250.00	225.00	225.00	850.00	125.00	125.00	100.00	425.00	100.00	75.00	200.00	2,925.00

	JAN 26	FEB 26	MAR 26	APR 26	MAY 26	JUN 26	JUL 26	AUG 26	SEP 26	OCT 26	NOV 26	DEC 26	TOTAL
7000 Grounds & Landscaping (non-p													
7001 Landscape Maint. Contract	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	975.00	11,700.00
7002 Snow Removal	100.00	100.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150.00	100.00	500.00
7003 Irrigation Maintenance	0.00	0.00	0.00	0.00	250.00	0.00	0.00	250.00	0.00	0.00	0.00	0.00	500.00
7004 Tree.Shrub Maint.	0.00	0.00	0.00	0.00	2,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
7006 General Maintenance	0.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	0.00	50.00	50.00	500.00
7030 General Grounds Misc	0.00	50.00	0.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	500.00
7000 Total Grounds & Landscapir	1,075.00	1,175.00	1,075.00	1,075.00	3,825.00	1,075.00	1,075.00	1,325.00	1,075.00	1,025.00	1,225.00	1,175.00	16,200.00
8300 HOA Utilities (non-posting)													
8302 Electricity	213.00	212.00	212.00	212.00	212.00	212.00	212.00	212.00	212.00	212.00	212.00	212.00	2,545.00
8303 Water/Sewer	774.13	774.17	774.17	774.17	774.17	774.17	774.17	774.17	774.17	774.17	774.17	774.17	9,290.00
8304 Trash	306.87	306.83	306.83	306.83	306.83	306.83	306.83	306.83	306.83	306.83	306.83	306.83	3,682.00
8306 Gas	780.25	780.25	780.25	780.25	780.25	780.25	780.25	780.25	780.25	780.25	780.25	780.25	9,363.00
8300 Total HOA Utilities (non-pos	2,074.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	2,073.25	24,880.00
TOTAL EXPENSE	**5,566.75**	**5,695.75**	**5,515.75**	**8,235.75**	**9,065.75**	**6,147.75**	**3,920.75**	**4,100.75**	**6,155.75**	**5,645.75**	**5,515.75**	**11,421.75**	**76,988.00**
NOI	**843.75**	**714.75**	**894.75**	**-1,825.25**	**-2,655.25**	**262.75**	**2,489.75**	**2,309.75**	**254.75**	**764.75**	**894.75**	**-5,011.25**	**-62.00**
N/O INCOME													
9000 Reserve Income													
9001 Reserve Contribution	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,776.00	5,776.00
9000 Total Reserve Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,776.00	5,776.00
TOTAL N/O INCOME	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**5,776.00**	**5,776.00**
N/O EXPENSE													
9200 Reserve Expenses													
9231 Parking Lot/Concrete	0.00	0.00	0.00	0.00	4,650.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,650.00
9200 Total Reserve Expenses	0.00	0.00	0.00	0.00	4,650.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,650.00
TOTAL N/O EXPENSE	**0.00**	**0.00**	**0.00**	**0.00**	**4,650.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**0.00**	**4,650.00**
NET INCOME	**843.75**	**714.75**	**894.75**	**-1,825.25**	**-7,305.25**	**262.75**	**2,489.75**	**2,309.75**	**254.75**	**764.75**	**894.75**	**764.75**	**1,064.00**

	JAN 26	FEB 26	MAR 26	APR 26	MAY 26	JUN 26	JUL 26	AUG 26	SEP 26	OCT 26	NOV 26	DEC 26	TOTAL
NET INCOME SUMMARY													
Income	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	6,410.50	76,926.00
Expense	-5,566.75	-5,695.75	-5,515.75	-8,235.75	-9,065.75	-6,147.75	-3,920.75	-4,100.75	-6,155.75	-5,645.75	-5,515.75	-11,421.75	-76,988.00
Net Operating Income	843.75	714.75	894.75	-1,825.25	-2,655.25	262.75	2,489.75	2,309.75	254.75	764.75	894.75	-5,011.25	-62.00
Non Operating Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,776.00	5,776.00
Non Operating Expense	0.00	0.00	0.00	0.00	-4,650.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-4,650.00
NET INCOME	**843.75**	**714.75**	**894.75**	**-1,825.25**	**-7,305.25**	**262.75**	**2,489.75**	**2,309.75**	**254.75**	**764.75**	**894.75**	**764.75**	**1,064.00**