

Rock Springs Farms Homeowners Association

Account	Description	2025 Budget	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Sum	FY25 Budget	FY 2024 Budget	Diff 2025 vs 2024	
Operating Accounts																			
Income Accounts																			
306310	Association Fees	\$201,283.75	\$108,955.00	\$92,328.75											\$201,283.75	\$201,283.75	196,305.00	\$4,978.75	
	Late Fee Income	\$0.00													\$0.00	\$0.00	-	\$0.00	
	Legal Fees Reimbursement	\$0.00													\$0.00	\$0.00	-	\$0.00	
	Fine Revenue	\$0.00													\$0.00	\$0.00	-	\$0.00	
	Legal Proceeds	\$0.00													\$0.00	\$0.00	-	\$0.00	
	Interest Income on Investments	\$360.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$360.00	\$360.00	480.00	-\$120.00	
New															\$0.00	\$0.00	-	\$0.00	
Income Accounts Total		\$201,643.75	\$108,985.00	\$92,358.75	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00	\$201,643.75	\$201,643.75	\$196,785.00	\$4,858.75	
Expense Accounts																			
Operating Expenses																			
431000	Water	\$18,750.00			\$1,200.00	\$1,200.00	\$1,200.00	\$1,200.00	\$6,500.00	\$6,500.00	\$3,350.00				\$18,750.00	\$18,750.00	18,750.00	\$0.00	
426000	Electric/Street Lights	\$28,800.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$2,400.00	\$28,800.00	\$28,800.00	28,800.00	\$0.00	
416005	Landscape contract	\$61,200.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$5,100.00	\$61,200.00	\$61,200.00	62,400.00	-\$1,200.00	
50-5302-00	Flowers	\$0.00													\$0.00	\$0.00	3,000.00	-\$3,000.00	
416013	Landscaping Misc	\$6,000.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00	\$6,000.00	\$6,000.00	6,000.00	\$0.00	
50-53012-02	Holiday Decorations	\$0.00													\$0.00	\$0.00	4,000.00	-\$4,000.00	
416009	Landscape Irrigation Repairs/Mainten	\$8,500.00					\$5,000.00		\$1,000.00	\$1,000.00	\$500.00	\$500.00	\$500.00		\$8,500.00	\$8,500.00	8,000.00	\$500.00	
	Backflow Test	\$0.00													\$0.00	\$0.00	500.00	-\$500.00	
413000	General Repairs/Maint	\$9,000.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$750.00	\$9,000.00	\$9,000.00	6,800.00	\$2,200.00	
450020	Pest Control	\$1,500.00							\$500.00	\$500.00	\$500.00				\$1,500.00	\$1,500.00	1,500.00	\$0.00	
450017	Snow Removal	\$17,000.00	\$5,000.00	\$10,000.00											\$17,000.00	\$17,000.00	13,000.00	\$4,000.00	
429000	Misc. Amenity/ Oper Expense	\$1,500.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00	\$1,500.00	\$1,500.00	1,200.00	\$300.00	
Management & General Expenses		\$48,320.00	\$17,035.00	\$5,635.00	\$2,035.00	\$2,035.00	\$2,435.00	\$2,035.00	\$2,035.00	\$2,035.00	\$2,035.00	\$2,035.00	\$2,035.00	\$7,035.00	\$2,035.00	\$48,320.00	\$48,320.00	\$38,400.00	\$9,920.00
434000	Insurance - General	\$3,500.00		\$3,500.00											\$3,500.00	\$3,500.00	3,000.00	\$500.00	
418000	Association Mgmt Fee	\$18,900.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$1,575.00	\$18,900.00	\$18,900.00	18,000.00	\$900.00	
406000	Bank Service Charge	\$120.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00	\$120.00	\$120.00	-	\$120.00	
473000	Administrative - EMS	\$4,200.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$350.00	\$4,200.00	\$4,200.00	1,800.00	\$2,400.00	
60-60140-02	Meeting Room Fee	\$0.00													\$0.00	\$0.00	-	\$0.00	
4350000	Tax, Accounting & Audit Fees	\$400.00				\$400.00									\$400.00	\$400.00	700.00	-\$300.00	
432500	Legal Fees	\$1,200.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00	\$1,200.00	\$1,200.00	2,400.00	-\$1,200.00	
475013	Social Committee/Holiday	\$5,000.00											\$5,000.00		\$5,000.00	\$5,000.00	900.00	\$4,100.00	
475275	Reserve Funding/Contingency	\$15,000.00	\$15,000.00												\$15,000.00	\$15,000.00	15,000.00	\$0.00	
Other Expenses		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$215.00	-\$215.00
80-8000-02	Income Tax - Federal & State	\$0.00													\$0.00	\$0.00	\$200.00	-\$200.00	
80-80015-02	Licenses, Fee & Permits	\$0.00													\$0.00	\$0.00	\$15.00	-\$15.00	
New																			
Expense Accounts Total		\$200,570.00	\$30,910.00	\$24,410.00	\$12,110.00	\$10,910.00	\$17,510.00	\$10,910.00	\$18,410.00	\$12,410.00	\$18,410.00	\$11,910.00	\$19,760.00	\$12,910.00	\$200,570.00	\$200,570.00	\$195,965.00	\$4,605.00	
Operating Accounts Net		\$1,073.75	\$78,075.00	\$67,948.75	-\$12,080.00	-\$10,880.00	-\$17,480.00	-\$10,880.00	-\$18,380.00	-\$12,380.00	-\$18,380.00	-\$11,880.00	-\$19,730.00	-\$12,880.00	\$1,073.75	\$1,073.75	\$820.00	\$253.75	

lots	283	
55%	156	\$ 108,955.00
45%	127	\$ 92,328.75
	283	\$ 201,283.75

total of 286 lots