

	MAINTENANCE FEE @ \$430/MONTH	MAINTENANCE FEE @ \$450/MONTH	BUDGET VARIANCE
REVENUES	2021-2022 BUDGET	2022-2023 BUDGET	INCREASE/(DECREASE)
Maintenance Fees	3,333,360	3,488,400	155,040
Resale Income	45,000	47,000	2,000
Miscellaneous Income	11,290	29,658	18,368
Transfer from Prior Year Net Income	55,000	40,000	(15,000)
TOTAL REVENUE	3,444,650	3,605,058	160,408
EXPENSES			
Utilities	139,700	150,891	11,191
Sanitation	203,045	203,045	-
Professional	52,740	50,328	(2,412)
Security	199,000	221,000	22,000
Insurance	136,100	147,295	11,195
Bus	46,189	34,000	(12,189)
Facilities	194,530	202,500	7,970
Grounds	906,465	1,024,025	117,560
Road Maintenance/ Street Lights	36,500	36,500	-
Reserves	759,696	759,696	-
Admin Operations	420,250	422,343	2,093
Home Repair	14,500	17,500	3,000
Maintenance Contracts	13,035	13,035	-
Cablevision*	322,900	322,900	-
TOTAL EXPENSES	3,444,650	3,605,058	160,408

* CABLEVISION CONTRACT WILL REMAIN UNCHANGED THROUGH NOVEMBER 2023