

**DALTON WOODS HOMEOWNERS ASSOCIATION, INC.**  
**APPROVED BUDGET**  
**YEAR ENDING DECEMBER 31, 2022**

	<b>2022 Approved Budget</b>
Semi-Annual Assessment per Unit (160 Units)	\$ 273.00
<b>ASSESSMENTS INCOME</b>	<b>\$ 87,360.00</b>
<b>EXPENSES</b>	
<b>GENERAL &amp; ADMINISTRATIVE</b>	
Accounting Fees / Tax Preparation	300.00
Legal Fees	3,000.00
Bank Fees / Coupon Books	640.00
Postage / Copies / Supplies	4,296.00
Insurance	3,266.00
Management Fees	14,400.00
Corporate Annual Report	62.00
Bad Debt	500.00
Reserve Study	2,950.00
Community Website	662.00
Traffic Management	300.00
Miscellaneous	154.00
<b>Total General &amp; Administrative</b>	<b>\$ 30,530.00</b>
<b>GROUNDS MAINTENANCE</b>	
Grounds Maintenance	14,964.00
Tree Trim/ Removal/ Replacement	3,000.00
Landscaping Replacement/Enhancement	250.00
Irrigation - Repairs / Maintenance	500.00
Signage - Repairs / Maintenance	500.00
General Repairs / Maintenance	700.00
Front Entrance - Maintenance/Repairs	1,000.00
Storm Water System - Maintenance/Repair	1,000.00
<b>Total Grounds Maintenance</b>	<b>\$ 21,914.00</b>
<b>RECREATIONAL AMENITIES</b>	
Playground Community Park	300.00
<b>Total Recreational Amenities</b>	<b>\$ 300.00</b>
<b>UTILITIES</b>	
Electric - Common Areas	10,800.00
Utilities - Irrigation System	3,816.00
<b>Total Utilities</b>	<b>\$ 14,616.00</b>
<b>RESERVE EXPENSES</b>	
Reserves - Roads	20,000.00
<b>Total Reserve Expenses</b>	<b>\$ 20,000.00</b>
<b>TOTAL EXPENSES</b>	<b>\$ 87,360.00</b>

**THE BUDGET AND FIGURES ARE A GOOD FAITH ESTIMATE ONLY AND REPRESENT 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.**

**THE BUDGET OF THE ASSOCIATION PROVIDES FOR LIMITED VOLUNTARY DEFERRED EXPENDITURE ACCOUNTS, INCLUDING CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE, SUBJECT TO LIMITS ON FUNDING CONTAINED IN OUR GOVERNING DOCUMENTS. BECAUSE THE OWNERS HAVE NOT ELECTED TO PROVIDE FOR RESERVE ACCOUNTS PURSUANT TO SECTION 720.303(6), FLORIDA STATUTES, THESE FUNDS ARE NOT SUBJECT TO THE RESTRICTIONS ON USE OF SUCH FUNDS SET FORTH IN THAT STATUTE, NOR ARE RESERVES CALCULATED IN ACCORDANCE WITH THAT STATUTE.**