

Orchid Landing Homeowners Association, Inc.
2022 Operating Budget
For the period of 1-1-22 through 12-31-22

Based on 45 Homes

Expenses	Common Expenses	
	"A" Expenses	
	Annual	Quarter
Administration		
Management Fees	\$ 10,200.00	\$ 2,550.00
Accounting/CPA	\$ 365.00	\$ 91.25
Insurance/Property	\$ 3,855.00	\$ 963.75
Office Expenses	\$ 200.00	\$ 50.00
Corporate Fees	\$ 62.00	\$ 15.50
Legal Fees	\$ 500.00	\$ 125.00
Grounds Maintenance		
Common Lawn Maint	\$ 12,000.00	\$ 3,000.00
Pest Spray/Fert	\$ 3,000.00	\$ 750.00
Landscape Replacement/Mulch	\$ 1,500.00	\$ 375.00
Irrigation Supplies/Maintenance	\$ 2,000.00	\$ 500.00
Property Maintenance	\$ 1,000.00	\$ 250.00
Gate Maintenance	\$ 1,000.00	\$ 250.00
Lake Maintenance	\$ 1,044.00	\$ 261.00
Utilities		
Electric - Street Lights	\$ 2,700.00	\$ 675.00
Electric - Irrigation/Gate	\$ 800.00	\$ 200.00
Gate Phone	\$ 504.00	\$ 126.00
		\$ -
Misc./Contingency		
Contingency	\$ 500.00	\$ 125.00
* Reserve Fund	\$ -	\$ -
Totals	\$ 41,230.00	\$ 10,307.50
Common Area Per Lot	\$ 916	\$ 229

Total Per Improved Lot Month	76
Total Per Improved Lot Quarterly	229
Total Per Improved Lot Annual	916

THIS INITIAL BUDGET OF THE ASSOCIATION IS PROJECTED (NOT BASED ON ACTUAL HISTORICAL OPERATING FIGURES) AND IS BASED ON BUILD-OUT. THEREFORE, ACTUAL INCOME & EXPENSES MAY BE LESS OR GREATER THAN PROJECTED. DEVELOPER HAS AGREED TO OBLIGATE ITSELF TO DEFICIT FUND OPERATING EXPENSES OF THE ASSOCIATION IN ACCORDANCE WITH SECTION 720.308(1)(b), FLORIDA STATUTES, AND WILL NOT CREATE, ESTABLISH, PROVIDE FOR, OR FUND RESERVE ACCOUNTS, AS PROVIDED IN SECTION 720.303(6)(b) or SECTION 720.303(6)(d), FLORIDA STATUTES. ANY REFERENCE IN THE BUDGET TO RESERVES IS SOLELY FOR INFORMATIONAL PURPOSES. CAPITAL CONTRIBUTIONS MADE BY MEMBERS OF THE ASSOCIATION, OR VOLUNTARILY CONTRIBUTIONS BY DEVELOPER, SHALL NOT BE CONSIDERED OR DEEMED TO BE RESERVES UNDER SECTION 720, FLORIDA STATUTES.