

# TIPTON LAKES COMMUNITY ASSOCIATION, INC.

	Estimated Year End 12/31/2024	2025 Budget
<b><u>Budget 2025: Cluster 20 (Blackhawk)</u></b>		
<u>Operating Expenses</u>		
Taxes (on interest income-operating funds only)	\$ 20	\$ 20
Landscaping maintenance	3,269	3,269 <sup>1</sup>
Social	130	200
Contingency	-	-
Total Operating Expenses	3,419	3,489
<u>Repair &amp; Replacement Reserves</u>		
Bench	1,500	1,300
Tree replacements	3,100	3,100 <sup>2</sup>
Total Replacement & Reserves	4,600	4,400
<u>Total Operating Expenses &amp; Reserves</u>	8,019	7,889
<u>Cumulative Operating Deficit (Surplus) Carried Forward</u>		(69)
TOTAL OUTFLOWS	8,019	7,820
<u>Other Income (Interest on Operating Funds Only, Etc.)</u>	60	60
<u>Total Funds Needed from Assessments</u>		7,760
Assessments From Cluster Owners	7,800	7,800
TOTAL OTHER INCOME & ASSESSMENTS	7,860	7,860
NET SURPLUS (DEFICIT) FROM 2024 OPERATIONS	(159)	-
Prior Years' Surplus (Deficit) brought forward	228 <sup>3</sup>	-
NET SURPLUS (DEFICIT) carry forward	69	40

Assessment calculation: \$ 7,760 / 39 = \$ 198.97  
 Actual 2025 Assessment established at: \$ 200.00  
 Note: 2025 Maximum Allowable Annual Assessment: \$561.26

1 Based on contract price.

2 Funds set aside for future tree replacement needs.

3 12/31/23 Operating Fund Balance from Audited Financial Statement.

<u>RESERVES</u>	<u>YEAR END 2023</u>	<u>2024 INCOME</u>	<u>2024 ESTIMATED EXPENSE</u>	<u>ESTIMATED YEAR END 2024*</u>
	\$ 17,611	\$ 4,600	\$ 540	\$ 21,671

\*PRIOR TO INTEREST/TAX ALLOCATION