

HUNTERS CREEK HOMEOWNERS ASSOCIATION	Updated 11-11-22	
January 1, 2023 - December 31, 2023		Fee Estimate
FISCAL YEAR BUDGET - Estimate		Phase 1
		40 lots
		32 x \$75
Actual Beginning Balance	\$19,548.70	\$2,400
		17 x \$130
Income / Checking Deposits:		\$2,210
Dues & Fees collected	\$31,415.00	
Checking interest	4.00	
Insurance Refund		Phase 2
Estimated Income	\$31,419.00	24 lots
		19 x \$75
Estimated Disbursements / Expenses:		\$1,425
ADT Security Cameras & monitoring	1,100.00	
Asphalt Sealing	0.00	14 x \$130
Attorney fees	0.00	\$1,820
Court maintenance	0.00	
Insurance - Erie - Business Catastrophe	1,280.00	
Insurance - Erie - Ultrapack Plus	2,500.00	Phase 3
Lawn Service - Mowing - (Lawnscape Outdoor Services)	3,300.00	30 lots
Lawn Treatment / pest control - (Turf Gator)	350.00	29 x \$75
Office Supplies	225.00	\$2,175
Parking / curb cleaning	0.00	19 x \$130
Pest Control (Bel-O Pest Solutions)	0.00	\$2,470
Pool Cleaning - (Moonlight Pool Services - Sharon)	5,400.00	
Pool Cover Repair	0.00	
Pool Deck Cleaning - (Bernie Rasp Mleczko)	1,600.00	
Pool Furniture Purchase / Repair	500.00	Phase 4
Pool Gate Parts / repair	200.00	94 lots
Pool License - IL Dept of Public Health	400.00	91 x \$75
Pool Repairs / Maintenance (repaired leaks & possible new pool pump)	10,000.00	\$6,825
Pool Signage	0.00	93 x \$130
Pool use Sanitizer and Dispenser	0.00	\$12,090
Postage	300.00	
Refund of Dues - overpaid	0.00	Est. dues:
Safe Deposit Box - Regions Bank	88.00	\$31,415
Sec of State - HOA Annual Report	10.00	
Spectrum - Internet/Phone	1,250.00	
State Pool Inspector	100.00	
Tree maintenance - Busy Beaver Tree Service	0.00	
Utilities - Water/Sewer/Electric - City of Mascoutah	7,000.00	
Web Page - Intermox Media - Feb 2022 - Feb 2024	0.00	
Estimated Expenses:	\$35,603.00	
Estimated Ending Balance	\$15,364.70	
(Beginning balance + income - expenses)		