

**Crofton at Village Green**

|   |  | Detached Div 48/52 ( 41 units + 4 condo) |                         |                    | Attached 48/52 (15 units, 78 garages) |                         |                                |                               |                    | COMBINED Attached+ Detached 48/52 |                               |                    | Divs 29/30/40 (47 units) |                      |                    | Combined 48/52 and 29/30/40   | Combined 48/52 and 29/30/40   |  |  |
|---|--|--|-------------------------|--------------------|---------------------------------------|-------------------------|--------------------------------|-------------------------------|--------------------|-----------------------------------|-------------------------------|--------------------|--------------------------|----------------------|--------------------|-------------------------------|-------------------------------|--|--|
|   |  | Total Detached Budget 2021-22            | Detached Budget 2022-23 | Increase/ Decrease | Total Attached Budget 2021-22         | Attached Budget 2022-23 | Garage Attached Budget 2022-23 | Total Attached Budget 2022-23 | Increase/ Decrease | Total Attached Budget 2021-22     | Total Attached Budget 2022-23 | Increase/ Decrease | Total Budget 2021-22     | Total Budget 2022-23 | Increase/ Decrease | Total Combined Budget 2021-22 | Total Combined Budget 2022-23 |  |  |
| 4070-000                                    | Neighborhood Assessment 48/52                          | 107,393                                  | 113,331                 | 5,938              | 115,926                               | 69,959                  | 52,230                         | 122,190                       | 6,264              | 223,319                           | 235,520                       | 12,201             |                          |                      |                    | 223,319                       | 235,520                       |  |  |
| <b>TOTAL INCOME</b>                         |  | <b>107,393</b>                           | <b>113,331</b>          | <b>5,938</b>       | <b>115,926</b>                        | <b>69,959</b>           | <b>52,230</b>                  | <b>122,190</b>                | <b>6,264</b>       | <b>223,319</b>                    | <b>235,520</b>                | <b>12,201</b>      |                          |                      |                    | <b>223,319</b>                | <b>235,520</b>                |  |  |
| 4070-029                                    | Neighborhood Assessment 29/30/40                       |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    | 124,483                  | 130,811              | 6,328              | 124,483                       | 130,811                       |  |  |
| <b>TOTAL INCOME</b>                         |  |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    | <b>124,483</b>           | <b>130,811</b>       | <b>6,328</b>       | <b>124,483</b>                | <b>130,811</b>                |  |  |
| <b>COMBINED TOTAL INCOME</b>                |  |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    |                          |                      | 5.08%              | <b>347,802</b>                | <b>366,331</b>                |  |  |
| 48/52                                       | <b>NEIGHBORHOOD EXPENSES</b>                           |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    |                          |                      |                    |                               |                               |  |  |
| 7201-000                                    | Neighborhood Management Fees 48/52                     | 6,854                                    | 7,540                   | 686                | 2,285                                 | 2,513                   |                                | 2,513                         | 228                | 9,139                             | 10,053                        | 914                |                          |                      |                    | 9,139                         | 10,053                        |  |  |
| 7204-000                                    | Neighborhood Reserve Study 48/52                       | 836                                      | 836                     | 0                  | 279                                   | 279                     |                                | 279                           | (0)                | 1,115                             | 1,115                         | -                  |                          |                      |                    | 1,115                         | 1,115                         |  |  |
| 7220-000                                    | Neighborhood Utilities - Storm Water Fees              | 161                                      | 161                     | 0                  | 54                                    | 54                      |                                | 54                            | (0)                | 215                               | 215                           | -                  |                          |                      |                    | 215                           | 215                           |  |  |
| 7221-000                                    | Neighborhood Water, Residential (Garage Water Only)    |  |                         | -                  | 2,400                                 |                         | 2,400                          | 2,400                         | -                  | 2,400                             | 2,400                         | -                  |                          |                      |                    | 2,400                         | 2,400                         |  |  |
| 7225-000                                    | Neighborhood Garbage                                   | 22,425                                   | 22,425                  | -                  | 7,475                                 | 7,475                   |                                | 7,475                         | -                  | 29,900                            | 29,900                        | -                  |                          |                      |                    | 29,900                        | 29,900                        |  |  |
| 7226-000                                    | Neighborhood Electric - (Garages Only)                 |  |                         | -                  | 3,800                                 |                         | 4,000                          | 4,000                         | 200                | 3,800                             | 4,000                         | 200                |                          |                      |                    | 3,800                         | 4,000                         |  |  |
| 7240-000                                    | Neighborhood Landscape - Contract Monthly 48/52        | 27,609                                   | 28,437                  | 828                | 9,203                                 | 9,479                   |                                | 9,479                         | 276                | 36,812                            | 37,916                        | 1,104              |                          |                      |                    | 36,812                        | 37,916                        |  |  |
| 7250-000                                    | Neighborhood Landscape - Non-Contract 48/52            | 6,750                                    | 7,500                   | 750                | 2,250                                 | 2,500                   |                                | 2,500                         | 250                | 9,000                             | 10,000                        | 1,000              |                          |                      |                    | 9,000                         | 10,000                        |  |  |
| 7260-000                                    | Neighborhood Irrigation - Water 48/52                  | 14,250                                   | 15,750                  | 1,500              | 4,750                                 | 5,250                   |                                | 5,250                         | 500                | 19,000                            | 21,000                        | 2,000              |                          |                      |                    | 19,000                        | 21,000                        |  |  |
| 7265-000                                    | Neighborhood Irrigation Maintenance & Repairs 48/52    | 1,650                                    | 1,650                   | -                  | 550                                   | 550                     |                                | 550                           | -                  | 2,200                             | 2,200                         | -                  |                          |                      |                    | 2,200                         | 2,200                         |  |  |
| 7266-000                                    | Attached Pest Control (Attached) 48/52                 |  |                         | -                  | 400                                   | 750                     |                                | 750                           | 350                | 400                               | 750                           | 350                |                          |                      |                    | 400                           | 750                           |  |  |
| 7272-000                                    | Neighborhood Gutter/Roof Cleaning 48/52                |  |                         | -                  | 500                                   | 1,300                   |                                | 1,300                         | 800                | 500                               | 1,300                         | 800                |                          |                      |                    | 500                           | 1,300                         |  |  |
| 7271-000                                    | Neighborhood Gutter/Roof Maintenance 48/52             |  |                         | -                  | 1,210                                 | 800                     |                                | 800                           | (410)              | 1,210                             | 800                           | (410)              |                          |                      |                    | 1,210                         | 800                           |  |  |
| 7278-000                                    | Neighborhood Dryer Vent Cleaning 48/52                 |  |                         | -                  | 415                                   | 415                     |                                | 415                           | -                  | 415                               | 415                           | -                  |                          |                      |                    | 415                           | 415                           |  |  |
| 7274-000                                    | Neighborhood Inclement Weather Maintenance             | 638                                      | 1,500                   | 862                | 213                                   | 500                     |                                | 500                           | 287                | 850                               | 2,000                         | 1,150              |                          |                      |                    | 850                           | 2,000                         |  |  |
| 7280-000                                    | Neighborhood Maintenance (CA) 48/52                    | 7,500                                    | 7,500                   | -                  | 2,500                                 | 2,500                   |                                | 2,500                         | -                  | 10,000                            | 10,000                        | -                  |                          |                      |                    | 10,000                        | 10,000                        |  |  |
| 7280-100                                    | Repairs and Maintenance (Attached) 48/52               |  |                         | -                  | 7,000                                 | 6,000                   |                                | 6,000                         | (1,000)            | 7,000                             | 6,000                         | (1,000)            |                          |                      |                    | 7,000                         | 6,000                         |  |  |
| 7288-000                                    | Attached General Liability Insurance 48/52             |  |                         | -                  | 6,000                                 | 6,000                   |                                | 6,000                         | -                  | 6,000                             | 6,000                         | -                  |                          |                      |                    | 6,000                         | 6,000                         |  |  |
| 7289-000                                    | Neighborhood Contingency 48/52                         | 600                                      | 600                     | -                  | 200                                   | 200                     |                                | 200                           | -                  | 800                               | 800                           | -                  |                          |                      |                    | 800                           | 800                           |  |  |
| 9610-000                                    | Neighborhood Federal Income Tax                        | 488                                      | 488                     | (1)                | 162                                   | 163                     |                                | 163                           | 1                  | 650                               | 650                           | -                  |                          |                      |                    | 650                           | 650                           |  |  |
| 48/52                                       | <b>TOTAL NEIGHBORHOOD EXPENSE</b>                      | <b>89,761</b>                            | <b>94,387</b>           | <b>4,626</b>       | <b>51,646</b>                         | <b>46,727</b>           | <b>6,400</b>                   | <b>53,127</b>                 | <b>1,481</b>       | <b>141,406</b>                    | <b>147,514</b>                | <b>6,108</b>       |                          |                      |                    | <b>141,406</b>                | <b>147,514</b>                |  |  |
| 29/30/40                                    | <b>NEIGHBORHOOD EXPENSES</b>                           |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    |                          |                      |                    |                               |                               |  |  |
| 7201-029                                    | Neighborhood Management Fees 29/30/40                  |  |                         |                    |                                       |                         |                                |                               |                    | 7,181                             | 7,902                         | 721                | 7,181                    | 7,902                |                    | 7,181                         | 7,902                         |  |  |
| 7204-029                                    | Neighborhood Reserve Study 29/30/40                    |  |                         |                    |                                       |                         |                                |                               |                    | 1,280                             | 1,280                         | -                  | 1,280                    | 1,280                |                    | 1,280                         | 1,280                         |  |  |
| 7240-029                                    | Neighborhood Landscape - Contract Monthly 29/30/40     |  |                         |                    |                                       |                         |                                |                               |                    | 10,384                            | 10,500                        | 116                | 10,384                   | 10,500               |                    | 10,384                        | 10,500                        |  |  |
| 7250-029                                    | Neighborhood Landscape - Non-Contract 29/30/40         |  |                         |                    |                                       |                         |                                |                               |                    | 3,000                             | 3,500                         | 500                | 3,000                    | 3,500                |                    | 3,000                         | 3,500                         |  |  |
| 7260-029                                    | Neighborhood Irrigation - Water 29/30/40               |  |                         |                    |                                       |                         |                                |                               |                    | 8,000                             | 8,000                         | -                  | 8,000                    | 8,000                |                    | 8,000                         | 8,000                         |  |  |
| 7265-029                                    | Neighborhood Irrigation Maintenance & Repairs 29/30/40 |  |                         |                    |                                       |                         |                                |                               |                    | 2,000                             | 2,000                         | -                  | 2,000                    | 2,000                |                    | 2,000                         | 2,000                         |  |  |
| 7266-029                                    | Neighborhood Pest Control (Common Area) 29/30/40       |  |                         |                    |                                       |                         |                                |                               |                    | 650                               | 650                           | -                  | 650                      | 650                  |                    | 650                           | 650                           |  |  |
| 7272-029                                    | Neighborhood Gutter/Roof Repair 29/30/40               |  |                         |                    |                                       |                         |                                |                               |                    | 500                               | 1,000                         | 500                | 500                      | 1,000                |                    | 500                           | 1,000                         |  |  |
| 7271-029                                    | Neighborhood Gutter/Roof Cleaning 29/30/40             |  |                         |                    |                                       |                         |                                |                               |                    | 1,600                             | 1,600                         | -                  | 1,600                    | 1,600                |                    | 1,600                         | 1,600                         |  |  |
| 7274-029                                    | Neighborhood Inclement Weather Maintenance 29/30/40    |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               | -                  |                          |                      |                    |                               |                               |  |  |
| 7278-029                                    | Dryer Vent Cleaning 29/30/40                           |  |                         |                    |                                       |                         |                                |                               |                    | 1,405                             | 1,405                         | -                  | 1,405                    | 1,405                |                    | 1,405                         | 1,405                         |  |  |
| 7280-029                                    | Neighborhood Maintenance (Units) 29/30/40              |  |                         |                    |                                       |                         |                                |                               |                    | 7,500                             | 7,000                         | (500)              | 7,500                    | 7,000                |                    | 7,500                         | 7,000                         |  |  |
| 7288-029                                    | Neighborhood Property Insurance 29/30/40               |  |                         |                    |                                       |                         |                                |                               |                    | 13,600                            | 13,600                        | -                  | 13,600                   | 13,600               |                    | 13,600                        | 13,600                        |  |  |
| 7289-029                                    | Neighborhood Contingency 29/30/40                      |  |                         |                    |                                       |                         |                                |                               |                    | 100                               | 100                           | -                  | 100                      | 100                  |                    | 100                           | 100                           |  |  |
| 9610-000                                    | Neighborhood Federal Income Tax 29/30/40               |  |                         |                    |                                       |                         |                                |                               |                    | 279                               | 280                           | 1                  | 279                      | 280                  |                    | 279                           | 280                           |  |  |
| 29/30/40                                    | <b>TOTAL NEIGHBORHOOD EXPENSES</b>                     |  |                         |                    |                                       |                         |                                |                               |                    | <b>57,479</b>                     | <b>58,817</b>                 | <b>1,338</b>       | <b>57,479</b>            | <b>58,817</b>        |                    | <b>57,479</b>                 | <b>58,817</b>                 |  |  |
| <b>COMBINED TOTAL EXPENSES</b>              |  |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    |                          |                      |                    | <b>198,885</b>                | <b>206,331</b>                |  |  |
| <b>NET OPERATING INCOME</b>                 |  | <b>17,632</b>                            | <b>18,944</b>           | <b>1,312</b>       | <b>64,280</b>                         | <b>23,232</b>           | <b>45,830</b>                  | <b>69,062</b>                 | <b>4,782</b>       | <b>81,913</b>                     | <b>88,006</b>                 | <b>6,093</b>       | <b>67,004</b>            | <b>71,994</b>        | <b>4,990</b>       | <b>148,917</b>                | <b>160,000</b>                |  |  |
| Neighborhood Reserve Contribution           |  |  |                         |                    |                                       |                         |                                |                               |                    | 81,912                            | 88,006                        | 6,094              |                          |                      |                    | 148,917                       | 160,000                       |  |  |
| 48/52 Attached Reserve Contribution         |  |  |                         |                    | 64,280                                | 23,232                  | 45,830                         | 69,062                        | 4,782              | 82,256                            |                               |                    |                          |                      |                    |                               |                               |  |  |
| 48/52 Detached Reserve Expense Contribution |  | 17,632                                   | 18,944                  | 1,312              |                                       |                         |                                |                               |                    |                                   |                               |                    |                          |                      |                    |                               | 84,652                        |  |  |
| 29/30/40 Reserve Contribution               |  |  |                         |                    |                                       |                         |                                |                               |                    |                                   |                               |                    |                          | 67,004               | 71,994             | 4,990                         |                               |  |  |