

	A	B	C	D
1	ENGLISH TURN PROPERTY OWNERS ASSOCIATION 2026 BUDGET			
2				
3	INCOME			
4	NUMBER	ITEM	2025 ACTUALS	2026 BUDGET PROPOSAL
5	4000	HOMEOWNER ASSESSMENTS	\$2,036,100.00	\$2,032,800.00
6	4010	ASC INCOME	\$450.00	\$0.00
7	4040	FINE INCOME	\$4,900.00	\$0.00
8	4100	LATE FEE INCOME	\$18,900.00	\$13,000.00
9	4130	LOT/HOUSE MAINTENANCE INCOME	\$66,337.00	\$60,000.00
10	4140	NSF FEE INCOME	\$170.00	\$170.00
11	4150	LEGAL FEE INCOME	\$19,299.00	\$0.00
12	4160	ACCESS TAG READER INCOME	\$4,648.00	\$1,000.00
13	4165	MAILBOX INCOME REPAIRS/NUMBERS	\$374.00	\$150.00
14	4246	SOCIAL COMMITTEE	\$702.00	\$0.00
15	4400	BANK INTEREST EARNED	\$4,486.00	\$6,000.00
16	4700	MISCELLANEOUS/ELECTION		\$1,100.00
17				
18		TOTAL INCOME	\$2,156,366.00	\$2,114,220.00
19		REDUCE FOR CASH COMMITMENTS	-53,311.00	-\$35,621.23
20		FUNDS AVAILABLE FOR OPERATIONS	\$2,103,055.00	\$2,078,598.77
21				
22	EXPENSES			
23	5010	ACCOUNTING/MANAGEMENT FEES	\$103,881.00	\$103,881.00
24	5015	BAD DEPT EXPENSES	\$78,122.00	\$8,676.00
25	5035	LEGAL & PROFESSIONAL FEES (KANSAS %)	\$29,536.00	\$34,000.00
26	5040	LEGAL COLLETION FEES (SUTTON)	\$10,715.00	\$10,715.00
27	5045	MANAGECASA	\$5,536.00	\$7,500.00
28	5046	OFFICE EXPENSES	\$1,945.00	\$2,000.00
29	5047	EMPLOYEE HOUSING	\$21,750.00	\$10,000.00
30	5050	BANK CHARGES	\$153.00	\$150.00
31	5052	POSTAGE & MAIL	\$533.00	\$500.00
32	5055	INTEREST EXPENSES	\$49,608.00	\$54,425.00
33		LEASE EXPENSES GOLF CARTS		\$17,950.00
34	5056	CONSTABLE SERVICES	\$6,000.00	\$0.00
35	5060	PRINTING & REPRODUCTION	\$7,371.00	\$6,600.00
36	5065	COMPUTER EXPENSES	\$12,888.00	\$7,500.00
37	5071	INSURANCE TOTAL	\$46,409.00	\$59,757.60
38	5071	GENERAL LIABILITY \$14,277.42		
39		DIRECTORS & OFFICERS LIABILITY \$8,187.00		
40		INLAND MARINE (GOLF CARTS, TRACK) \$1,892		
41		FLOOD \$3,458.00		
42		AUTO \$22,952.27		
43		PROPERTY & LIABILITY \$8,991		
44	5080	UNIFORMS	\$1,022.00	\$500.00
45	5230	Telephone	\$7,434.00	\$7,500.00
46	5231	Internet	\$25,898.00	\$20,100.00
47	5234	ELECTRIC	\$36,843.00	\$34,000.00
48	5235	FUEL VEHICLES & EQUIPMENT	\$15,371.00	\$15,000.00
49	5236	WATER	\$29,469.00	\$20,000.00
50	5280	GARBAGE COLLECTION AT POA YRD	\$19,184.00	\$9,200.00
51	5320	MARKETING	\$0.00	\$500.00
52	5360	WEBSITE	\$1,194.00	\$1,000.00
53	5415	CITY PROPERTY TAX	\$12,532.00	\$16,713.96
54	5418	DMV LICENSE & TAXES	\$765.00	\$1,000.00

	A	B	C	D
55	EXPENSES			
56	6140	POA OFFICE R&M	\$627.00	\$1,000.00
57	6190	POA OFFICE CLEANING	\$100.00	\$300.00
58	6300	PAYROLL FOR PERMANENT STAFF	\$436,674.00	\$484,600.00
59	6300	PAYROLL FOR SEASONAL WORKERS	\$97,604.00	\$108,306.00
60	6310	PAYROLL TAXES	\$42,060.00	\$46,000.00
61	6320	401k EXPENSES	\$538.00	\$8,400.00
62	6330	HEALTH INSURANCE	\$21,236.00	\$18,700.00
63	6335	WORKER COMP INSURANCE	\$16,699.00	\$16,699.00
64	6340	PAYROLL PROCESSING FEE	\$9,222.00	\$10,000.00
65	6350	SEASONAL LABOR	\$18,858.00	\$19,000.00
66	6360	BONUSES	\$11,235.00	
67	6400	SECURITY CONTRACT	\$474,614.00	\$402,368.00
68	6402	SECURITY UPDATES & MAINTENANCE	\$5,524.00	\$7,000.00
69	6405	SECURITY SUPPLIES	\$5,098.00	\$5,000.00
70	6410	GATE MAINTENANCE	\$32,962.00	\$10,000.00
71	6410	GUARD HOUSE MAINTENANCE		\$10,000.00
72	6411	GATE SOFTWARE	\$7,782.00	\$20,435.00
73	6412	GATE READER TAGS	\$2,958.00	\$0.00
74	6800	EQUIPMENT RENTAL	\$3,905.00	\$1,400.00
75	6810	EQUIPMENT R&M	\$5,974.00	\$2,500.00
76	6910	SOCIAL ACTIVITY & EVENTS	\$4,114.00	\$3,000.00
77	6925	MEALS & ENTERTAINMENT	\$273.00	\$0.00
78	6950	MEETING EXPENSES		\$1,000.00
79	7000	LANDSCAPE CONTRACT	\$212,296.00	\$217,584.00
80	7000.1	LANDSCAPING CONSULTANT	\$27,393.00	\$5,000.00
81	7010	LANDSCAPING R&M	\$9,397.00	\$10,000.00
82	7030	LANDSCAPING OTHER	\$6,208.00	\$6,500.00
83		RESURFACE/NEW PLAYGROUND EQUIPMENT		\$50,000.00
84		WORK ON CONTRACTOR ROAD		\$16,000.00
85	7045	MAILBOX REPAIRS & MAINTNENANCE	\$188.00	\$200.00
86	8010	BUILD/STRUCT. MAINTENANCE	\$4,401.00	
87	8011	CLEANING SUPPLIES	\$0.00	\$500.00
88	8012	VEHICLE/CART REPAIR MAINTENANCE	\$41,986.00	\$15,000.00
89	8015	DRAINAGE REPAIR & MAINTENANCE	\$31,130.00	\$30,000.00
90	8020	STREET REPAIR & MAINTENANCE	\$16,947.00	\$10,000.00
91	8021	SIGNAGE EXPENSE	\$3,688.00	\$2,000.00
92	8022	PRESSURE WASHING	\$0.00	\$500.00
93	8023	LIGHTING REPAIR & MAINTENANCE	\$3,809.00	\$4,000.00
94	8024	FIRE HYDRANTS/COMERCIAL PLUMBING NEEDS	\$0.00	\$15,000.00
95	8030	LAGOON MAINTENANCE CARE	\$9,481.00	\$0.00
96	8040	MAINT HARDWARE & SUPPLIES	\$26,343.00	\$15,000.00
97	8515	ANIMAL CONTROL/NUISANCE ANIMAL	\$41,378.00	\$30,000.00
98	8570	MISCELLANEOUS EXPENSES	\$0.00	\$1,000.00
99	8620	QUICKBOOK PAYMENT FEES	-\$1,937.00	\$1,624.38
100	8630	SQUARE FEES	\$2,070.00	\$0.00
101	8710	ETPOA CODES	\$22,654.00	\$0.00
102		TOTALS	\$2,179,648.00	\$2,054,784.94
103				
104				
105		INCOME		\$2,078,598.77
106		EXPENSES		-\$2,054,784.94
107		REVENUE OVER EXPENSES		\$23,813.83
108				
109				
110				submitted 03-12-26