

**BSHA 2026  
Proposed Budget**

| <b>2026 Proposed Budget</b>                  | Y-E  | 2025 EOY<br>Actual | 2026<br>Proposed<br>Budget | Comments                |     |
|--|------|--------------------|----------------------------|-------------------------|-----|
|  | 2025 |                    |                            |                         |     |
| <b>Income</b>                                |      |                    |                            |                         |     |
| Dues   |      | \$ 32,800          | \$ 32,200                  | 161 x \$200             | JEJ |
| Past Year Dues                               |      | \$ 990             | 0                          |                         | JEJ |
| Interest - Vanguard                          |      | \$ 936             | 475                        | Same rate, lower amt.   | JEJ |
| Advertising (Directory)                      |      | \$ 0               | 0                          |                         | JEJ |
| Other (Late Fees, Dues Status Ltrs.)         |      | \$ 700             | 0                          |                         | JEJ |
| Total Income                                 |      | \$ 35,426          | \$ 32,675                  |                         | JEJ |
| <b>Expenses</b>                              |      |                    |                            |                         |     |
| <b><u>HOA Operations</u></b>                 |      |                    |                            |                         |     |
| Postage                                      |      | \$ 146             | \$ 160                     | Dues Mailing/Bills      | JEJ |
| Printing/labels/envelopes                    |      | \$ 17              | 100                        | Supplies                | JEJ |
| Secretarial Supplies                         |      | \$ 165             | 0                          |                         | JEJ |
| Insurance                                    |      | \$ 2,429           | 2,672                      | Est. 10% inc.           | MB  |
| Bank Charges                                 |      | \$ 0               | 0                          |                         | JEJ |
| Meeting Expenses                             |      | \$ 0               | 0                          |                         | JEJ |
| State Renewal Fee                            |      | \$ 20              | 20                         | Same as 2025            | JEJ |
| Taxes  |      | \$ 300             | 300                        | Same as 2025            | JEJ |
| U.H.O.A.                                     |      | \$ 80              | 90                         | Same as 2025            | JEJ |
| Web Site Operation                           |      | \$ 120             | 120                        | Same as 2025            | JEJ |
| Web Site SSL Certificate                     |      | \$ 0               | 0                          |                         | MB  |
| Directory Update                             |      | \$ 0               | 0                          |                         | MB  |
| Legal Costs                                  |      | \$ 0               | 1,000                      | Approved at 1/26 Mtg    | BC  |
| Other Organization Costs                     |      | \$ 254             | 0                          |                         | MB  |
| Organizational Expenses                      |      | \$ 3,531           | \$ 4,462                   |                         | JEJ |
| <b><u>Common Areas</u></b>                   |      |                    |                            |                         |     |
| Common Area Mowing                           |      | \$ 7,220           | \$ 8,000                   | Est, 10% inc            | MB  |
| Common Area Weeding (Chemical)               |      | 2,750              | 2,860                      | Quote                   | MB  |
| Equipment Repair & Maintenance               |      | 18                 | 0                          |                         |     |
| Tree Maintenance/Removal                     |      | 0                  | 2,500                      | Request                 | PD  |
| Tree Trimming                                |      | 0                  | 0                          |                         |     |
| Watering Reimbursement                       |      | 0                  | 0                          |                         |     |
| Playground Mulch                             |      | 0                  | 0                          |                         |     |
| Playground Upgrade                           |      | 37,890             | 20,051                     | Balance Owed            | BoD |
| Trash Removal                                |      | 0                  | 0                          |                         | MB  |
| Hunter Path Maintenance                      |      | 0                  | 0                          |                         |     |
| Dog Waste Bags                               |      | 152                | 0                          | 2025 Inventory          | MB  |
| Other Maint. Com. Areas                      |      | <u>975</u>         | <u>0</u>                   |                         |     |
| Common Area Maintenance Expenses             |      | \$ 49,005          | \$ 33,411                  |                         |     |
| <b><u>Hunter Pond</u></b>                    |      |                    |                            |                         |     |
| Pond Aerator Service - Season                |      | \$ 600             | \$ 600                     | Actual                  | CH  |
| Pond Aerator Maintenance/Repair              |      | \$ 1,927           | \$ 0                       |                         |     |
| Pond Chemical Treatments - 1st Application   |      | 920                | 977                        | Quote, 6% increase      | CH  |
| Pond Chemical Treatments - 2nd Application   |      | 575                | 0                          | Quote, \$595 if needed  | CH  |
| Electricity - Aerators (Acct. 6991-3)        |      | 484                | 555                        | Est. 6% increase + \$40 | JEJ |
| Lake Permit                                  |      | 255                | 255                        | Quote, no change        | CH  |
| Other Hunter Pond                            |      | <u>0</u>           | <u>0</u>                   |                         |     |
| Hunter Pond Expenses                         |      | \$ 4,761           | \$ 2,387                   |                         |     |
| <b><u>Entranceway Lighting</u></b>           |      |                    |                            |                         |     |
| Electricity - Entrance Lights (Acct. 4263-7) |      | \$ 277             | \$ 295                     | Est. 6% increase        | JEJ |
| Street Lights / Light Fixtures (Annual Bill) |      | <u>775</u>         | <u>820</u>                 | Actual, 5.8% increase   | JEJ |
| Entranceway Lights Expense                   |      | \$ 1,052           | \$ 1,115                   |                         |     |
| Parties                                      |      | 0                  | \$ 0                       |                         |     |
| Other Social                                 |      | <u>0</u>           | <u>0</u>                   |                         |     |
| Social Expenses                              |      | \$ 0               | \$ 0                       |                         |     |

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| <b>2026 Proposed Budget</b>            |                  | 2025 EOY<br>Actual | 2026<br>Proposed<br>Budget | Comments               |     |
|--|------------------|--------------------|----------------------------|------------------------|-----|
| Y-E                                    | 2025             |                    |                            |                        |     |
|  |                  | \$ 0               | \$ 0                       |                        |     |
| <b><u>Cul de Sac</u></b>               |                  |                    |                            |                        |     |
| Weeding - Manual                       |                  | 2,635              | 3,500                      | Request                | PD  |
| Tree Spray                             |                  | 0                  | 300                        | Request                | PD  |
| Argosy                                 |                  | 0                  | 0                          |                        |     |
| Bellwood                               |                  | 0                  | 0                          |                        |     |
| Hiview                                 |                  | 0                  | 2,000                      | Remove shrubs & plants | PD  |
| O'Connor                               |                  | 0                  | 0                          |                        |     |
| St Martins                             |                  | 197                | 250                        | Add plants             | PD  |
| Terrence                               |                  | 0                  | 0                          |                        |     |
| Rector                                 | \$3000 from 2023 | 165                | 0                          | Eliminate comment      | JEJ |
| <b><u>Entranceways</u></b>             |                  |                    |                            |                        |     |
| Provincial                             | \$311 from 2022  | 0                  | 0                          | Eliminate comment      | JEJ |
| Strickland                             |                  | 0                  | 0                          |                        |     |
| Woodview                               |                  | 0                  | 0                          |                        |     |
| <b><u>Parks</u></b>                    |                  |                    |                            |                        |     |
| Ferguson Path Upgrade                  |                  | 0                  | 0                          |                        |     |
| Hunter Path Upgrade                    |                  | 0                  | 0                          |                        |     |
| Replace Park Assets                    |                  | 0                  | 0                          |                        |     |
| Other Capital Improvements             |                  | 0                  | 0                          |                        |     |
| Capital Improvement Expenses           |                  | \$ 2,997           | \$ 6,050                   |                        |     |
| Minimum Balance / Emerg.               |                  | \$ 0               | \$ 0                       |                        |     |
| Deed Restrict. Defense Reserve         |                  | -                  | -                          |                        |     |
| Playground Rehabilitation Reserve      |                  | 0                  | -                          |                        |     |
| Reserves Actions & Other Costs         |                  | <u>\$ 0</u>        | <u>\$ 0</u>                |                        |     |
| President's Fund                       |                  | \$ 0               | \$ 250                     | Special Item           | BC  |
| Other Expenses                         |                  | 0                  | 0                          |                        |     |
| Other Expenses                         |                  | \$ 0               | \$ 250                     |                        |     |
| Total Expenses (Excl. Reserve Actions) |                  | <u>\$ 61,346</u>   | <u>\$ 47,425</u>           |                        |     |
| <b>Net Income / (Expense)</b>          |                  | \$ (25,920)        | \$ (14,750)                | Use of cash for 2026   | JEJ |
| <b>Reserve Levels</b>                  |                  |                    |                            |                        |     |
| Minimum Balance                        |                  | \$ 2,500           | \$ 2,500                   |                        | JEJ |
| Deed Restrict. Defense                 |                  | 10,000             | 10,000                     |                        | JEJ |
| Playground Rehabilitation              |                  | 14,500             | 0                          |                        | JEJ |
| Less: Reserves                         |                  | <u>\$ 27,000</u>   | <u>\$ 12,500</u>           |                        | JEJ |
| <b>Cash</b>                            |                  |                    |                            |                        |     |
| End-of-Month Statement Balances        |                  |                    |                            |                        |     |
| - Vanguard Money Market                |                  | \$ 23,096          |                            |                        |     |
| - BoA Checking - Ending Balance        |                  | 17,020             |                            |                        |     |
| Total Balance                          |                  | \$ 40,116          | \$25,000                   | Est. \$25,000 at EOY   | JEJ |