

ANNUAL BUDGET REVIEW

ORGANIZATION OF THE ANNUAL BUDGET



BUDGET CATEGORIES

Utilities	Landscape	Pool/Spa	Events	Common Area	Admin Services	Ashwood
Gas	Contract	Chemicals	Onsite	Maintenance	Insurance	
Potable Water	Contract Extras	Repairs / Supplies	Excursions	Shared Services	Payroll	Member Contribution
Electricity	Irrigation Repairs		Supplies	Property Protection	Admin Expenses	
Non-Potable Water	Easement Care		Linens		Capital Expenses	
Phone					Taxes	
Internet						

MONTHLY ASSESSMENT

\$262.00 per month

Reserve Funding Overview

2025 RESERVE STUDY STATISTICS

- SAVCA Opening Reserve Bal. \$7,850,714
- Reserve Full Funding Bal. \$10,526,968
- SAVCA Reserve Fund Percentage 73%

2026 RESERVE STUDY STATISTICS

- SAVCA Opening Reserve Bal. \$8,102,484
- Reserve Full Funding Bal. \$12,086,975
- SAVCA Reserve Fund Percentage 72%

Reserve Growth

- Reserve net savings = \$619,918 in 2yrs
- 2yr Full Funding increase \$2,438,699
- Largest component increase, Asphalt
- Current reserves vs. 2024 funding 84%
- Current reserves vs. 2025 funding 77%

	FY25 Budget		FY26 Budget		Difference		% Difference
	Annual	Monthly	Annual	Monthly	Annual	Monthly	Annual
Reserves							
Reserve Contribution	\$ 920,000.00	\$ 45.74	\$ 1,161,720.00	\$ 57.76	\$ 241,720.00	\$ 12.02	26.27%
Operating Expenses							
Utilities	\$ 594,800.00	\$ 29.57	\$ 655,500.00	\$ 32.59	\$ 60,700.00	\$ 3.02	10.21%
Landscape	\$ 454,800.00	\$ 22.61	\$ 450,358.00	\$ 22.39	\$ (4,442.00)	\$ (0.22)	-0.98%
Swimming Pool / Spa	\$ 36,400.00	\$ 1.81	\$ 31,200.00	\$ 1.55	\$ (5,200.00)	\$ (0.26)	-14.29%
Events	\$ 73,600.00	\$ 3.66	\$ 85,600.00	\$ 4.26	\$ 12,000.00	\$ 0.60	16.30%
Common Area	\$ 531,695.00	\$ 26.44	\$ 507,971.00	\$ 25.26	\$ (23,724.00)	\$ (1.18)	-4.46%
Administration	\$ 1,968,553.00	\$ 97.88	\$ 1,972,095.00	\$ 98.06	\$ 3,542.00	\$ 0.18	0.18%
Ashwood Golf Course	\$ 670,000.00	\$ 33.31	\$ 670,000.00	\$ 33.31	\$ -	\$ -	0.00%
Total Operating Expenses	\$ 4,329,848.00	\$ 215.29	\$ 4,372,724.00	\$ 217.42	\$ 42,876.00	\$ 2.13	0.99%
Total Expenses and Reserves:	\$ 5,249,848.00	\$ 261.03	\$ 5,534,444.00	\$ 275.18	\$ 284,596.00	\$ 14.15	5.42%
Revenue							
Assessment Revenue	\$ 5,108,448.00	\$ 254.00	\$ 5,269,344.00	\$ 262.00	\$ 160,896.00	\$ 8.00	3.15%
Other Sources	\$ 141,400.00	\$ 7.03	\$ 265,100.00	\$ 13.18	\$ 123,700.00	\$ 6.15	87.48%
Total Revenue	\$ 5,249,848.00	\$ 261.03	\$ 5,534,444.00	\$ 275.18	\$ 284,596.00	\$ 14.15	5.42%
Net Income / (Loss)	\$ -		\$ -		\$ -		
Monthly Assessment:	\$ 262.00						

THE DIFFERENCES

CATEGORY	CHANGE	REASON
Reserves	+ \$6.05	Increase funding advised by Reserve Consultant
Utilities	+ \$3.02	Increased Water expense to the golf course
Landscape	- \$0.22	Pause on landscape additions due to water quality
Pools/Spas	- \$0.26	Pool & Spa repairs completed in FY25
Events	+ \$0.60	Increased linen usage and Ashwood Lifestyle funds
Common Area	- \$1.18	Decrease in gate repairs, Reclassifying utility costs
Administration	+ \$0.18	Level 1 Reserve Study this year
Ashwood Golf Course	+ \$0.00	No change in Ashwood funding in this year
Other Revenues	+ \$0.18	Increase in Facility Rental Fees & Collection Fees



The Wrap Up

Final Budget Overview

Final Information

- **Individual copies mailed to address**
- **Budget increase \$8.00 or 3.15%**
- **This includes inflation & additional reserve savings**
- **Budget goes into effect July 1, 2025**

THANK YOU