



**Caldera Springs Owners' Association, Inc.
2023 Approved Operating Budget**

	2023 Budget	2022 Forecast	Variance \$	Variance %
ASSESSMENTS	\$2,153,647	\$1,741,208	\$412,439	23.7%
OTHER REVENUE	\$476,965	\$364,576	\$112,389	30.8%
TOTAL REVENUES	\$2,630,612	\$2,105,784	\$524,828	24.9%
OVERHEAD	\$840,885	\$684,822	\$156,063	22.8%
Golf & Recreation Access/Design Review/Insurance/Accounting/Legal				
UTILITIES	\$284,492	\$177,658	\$106,834	60.1%
Nat.Gas/Electric/Water/Trash/Cable				
MAINTENANCE	\$917,051	\$744,747	\$172,304	23.1%
Custodial/Pool&Grounds Staff/ Lakes/Landscaping/Pool/Fitness Center/ Ladder Fuels/Owner Events/Storage				
MANAGEMENT/ADMIN	\$245,940	\$231,467	\$14,473	6.3%
Management/Admin/Office Supplies				
TOTAL OPERATING EXPENSES	\$2,288,368	\$1,838,694	\$449,674	24.5%
NET EXPENSES	\$1,811,403	\$1,474,118	\$337,285	22.9%
RESERVE FUNDING*	\$314,689	\$238,057	\$76,632	32.2%
*excludes interest				
TOTAL MONTHLY ASSESSMENT	\$330	\$305	\$25	8.2%
<i>Budget details available upon request</i>				