



**Caldera Springs Owners' Association, Inc.
2025 Approved Operating Budget**

	2025 Budget	2024 Forecast	Variance \$	Variance %
	530 Lots	482 Lots		
ASSESSMENTS	\$2,573,410	\$2,398,626	\$174,784	7.3%
OTHER REVENUE	\$585,461	\$544,122	\$41,339	7.6%
TOTAL REVENUES	\$3,158,871	\$2,942,748	\$216,123	7.3%
OVERHEAD	\$1,179,262	\$1,015,162	\$164,100	16.2%
Golf & Recreation Access/Design Review/Insurance/Accounting/Legal/Contingency				
UTILITIES	\$223,924	\$203,407	\$20,517	10.1%
Nat.Gas/Electric/Water/Trash/Cable				
MAINTENANCE	\$1,099,031	\$1,045,282	\$53,749	5.1%
Custodial/Pool&Grounds Staff/ Lakes/Landscaping/Pool/Fitness Center/ Ladder Fuels/Owner Events/Storage				
MANAGEMENT/ADMIN	\$356,177	\$330,676	\$25,501	7.7%
Management/Admin/Office Supplies/Payroll Expenses				
TOTAL OPERATING EXPENSES	\$2,858,393	\$2,594,527	\$263,866	10.2%
Carry Forward (+/-) from Previous Year	-\$85,000	-\$80,000		
NET EXPENSES	\$2,773,393	\$2,514,527	\$258,866	10.3%
RESERVE FUNDING*	\$390,000	\$332,270	\$57,730	17.4%
*excludes interest				
TOTAL EXPENSES	\$3,248,393	\$2,926,797		
TOTAL MONTHLY ASSESSMENT	\$365	\$350	\$15	4.3%
<i>Budget details available upon request</i>				