

**DERWOOD STATION HOMEOWNERS ASSOCIATION NO. 2**

	2019	2020
Approved Assessment of Record:	\$327.00	\$343.00
Homeowner One Time Credit:	\$0.00	\$12.00
Net Assessment:	\$327.00	\$331.00
Number of homeowners:	222	222

TMGA  
Acct  
Code

2019 Approved Budget

2020 Approved Budget 5% Increase with a  
onetime carry forward of \$12 per member

	2019 Approved Budget	2020 Approved Budget 5% Increase with a onetime carry forward of \$12 per member
<b>INCOME</b>		
6310 Assessment Income	\$72,594	\$76,146
6311 One Time Carry Forward Credit	\$0	\$2,664
6310 Net Assessment:	\$72,594	\$73,482
6345 Transfer from PY Excess/Def [Prior Year Surplus]	\$0	\$0
6360 Certified/Lien/NSF Income	\$0	\$0
6910 Interest Income-Operating	\$150	\$135
6916 Advertising Income	\$0	\$0
6925 Reimbursement from DSS-Tot Lot	\$500	\$200
6926 Reimbursement from DSS-Social Activity	\$600	\$600
6999 Reserve Contribution	(\$11,746)	(\$11,741)
<b>TOTAL INCOME</b>	\$62,098	\$62,676

**EXPENSES**

**GENERAL & ADMINISTRATIVE**

7165 Legal Fees - Reimbursable	\$0	\$0
7166 Legal Fees Non Reimbursable	\$1,000	\$1,000
7250 Bank Charges	\$0	\$0
7260 Postage & Mail	\$600	\$700
7265 Mailing/Handling Fee	\$500	\$500
7280 Insurance	\$2,600	\$2,600
7290 Bad Debt	\$0	\$0
7300 Dues & Subscriptions	\$0	\$0
7390 Coupon Printing	\$0	\$0
7400 Printing & Reproduction	\$1,000	\$900
7440 Taxes	\$0	\$0
7455 Stormwater tax	\$70	\$70
7880 Misc. Homeowner Admin Fees	\$50	\$50
7890 Misc. General & Administrative	\$1,080	\$1,080
7900 Community Social Activities	\$1,200	\$1,200
7910 Commission on Common Ownership	\$1,110	\$1,110
Sub-Total	\$9,210	\$9,210

**SITE MAINTENANCE & REPAIRS**

7901 Common Area Tree Project	\$5,270	\$5,270
9010 Tree Maintenance	\$4,000	\$4,000
9110 General Maintenance & Repair	\$500	\$500
9117 Tot Lot Maintenance	\$500	\$500
9119 CA Improvements Minor	\$0	\$0
Sub-total	\$10,270	\$10,270

**CONTRACT SERVICES**

7100 Management Fees	\$17,618	\$18,146
7140 Audit	\$2,000	\$2,050
9610 Lawn Maint. & Landscaping	\$21,000	\$21,000
9800 Snow Removal	\$2,000	\$2,000
Sub-Total	\$42,618	\$43,196

**TOTAL EXPENSES**

\$62,098

\$62,676

**NET INCOME/(LOSS)**

\$0

\$0

AP  
CF