

ROPOA

2025 Budget

Income

Assessment Income

Total Number of Members	586
Budget Number of Members	581
2024 Assessment	\$860
Revenue (based on 2023 Assessment)	\$499,660
Assessment Increase	5.8%
Assessment	\$910
Assessment Revenue	\$528,710

Pool Income

Pool Members	125
Pool Membership Fee	\$160
Pool Revenue	\$20,000

Total Income **\$548,710**

Expenses

General Expenses

Professional Fees	\$70,000
Total Insurance	\$17,000
Total Payroll	\$211,160
Total Taxes	\$17,400
Total Committees	\$8,550
Total Supplies	\$7,100
Total Utilites	\$23,850
Total Operations Maintinace	\$149,900
Total Gate Maininace	\$12,000
Total General Expenses	\$516,960

Pool Expenses **\$18,500**

Total Expenses **\$535,460**

Net Balance **\$13,250**

Ending Balance will be transfered to Capital Reserves

	2025	2026	2027	2028	2029
Income					
Assessments					
Total Number of Members	586	598	598	598	598
Budget Number of Members	581	593	593	593	593
2023 Assessment	\$860	\$860	\$860	\$860	\$860
Revenue (based on 2022 Assessment)	\$499,660	\$509,980	\$509,980	\$509,980	\$509,980
Projected Assessment Increase	5.8%	5.0%	5.0%	5.0%	5.0%
Projected Assessment	\$910	\$956	\$1,004	\$1,054	\$1,107
Assessment Revenue	\$528,710	\$566,908	\$595,372	\$625,022	\$656,451
Pool Income					
Pool Members	125	125	130	130	130
Pool Membership Fee	\$160	\$160	\$160	\$170	\$170
Pool Revenue	\$20,000	\$20,000	\$20,800	\$22,100	\$22,100
Total Income	\$548,710	\$586,908	\$616,172	\$647,122	\$678,551
Expenses					
Operating Expenses					
Professional Fees	\$70,000	\$72,100	\$74,263	\$76,491	\$78,786
Total Insurance	\$17,000	\$17,510	\$18,035	\$18,576	\$19,134
Total Payroll	\$211,160	\$217,495	\$224,020	\$230,740	\$237,662
Total Taxes	\$17,400	\$17,922	\$18,460	\$19,013	\$19,584
Total Communications	\$8,550	\$8,807	\$9,071	\$9,343	\$9,623
Total Supplies	\$7,100	\$7,313	\$7,532	\$7,758	\$7,991
Total Utilities	\$23,850	\$24,566	\$25,302	\$26,062	\$26,843
Total Operations Maintainace	\$149,900	\$161,143	\$173,228	\$186,220	\$200,187
Total Gate Maininace	\$12,000	\$12,360	\$12,731	\$13,113	\$13,506
Total Operating Expenses (exluding pool)	\$516,960	\$539,214	\$562,642	\$587,317	\$613,316
Net Operating Total Yearly (exluding Pool)	\$11,750	\$27,694	\$32,730	\$37,705	\$43,135
Pool Expenses	\$18,500	\$19,055	\$19,627	\$20,215	\$20,822
Net Pool Total Yearly	\$1,500	\$945	\$1,173	\$1,885	\$1,278
Net Operating Total Yearly	\$13,250	\$28,639	\$33,903	\$39,590	\$44,413
Reserves					
Money Market Fund	\$131,522	\$69,022	\$69,022	\$69,022	\$69,022
ARC Fund	\$60,000	\$39,500	\$39,500	\$39,500	\$39,500
Major Repair Fund Estimated Return (6%)	\$0	\$34,683	\$29,691	\$29,148	\$27,868
Major Repair Fund	\$692,933	\$463,183	\$526,505	\$445,099	\$483,837
Yearly Starting Balance (January 1)	\$884,455	\$606,388	\$664,718	\$582,769	\$620,227
Capital Projects					
Street Pavement Repairs Subtotal	\$0	\$0	\$0	\$0	\$60,000
Drainage Projects Subtotal	\$60,000	\$0	\$75,000	\$0	\$85,000
Community/Operations Upgrades	\$41,000	\$0	\$0	\$0	\$0
Gates	\$125,000	\$0	\$0	\$0	\$0
Parking Lot Expansion	\$0	\$0	\$50,000	\$0	\$0
Sewer Master Plan Projects Subtotal	\$100,000	\$0	\$0	\$10,000	\$0
Total Pool Capital Plan	\$0	\$0	\$20,000	\$20,000	\$20,000
Total Capital Projects	\$326,000	\$0	\$145,000	\$30,000	\$165,000
Net Total Reserves	\$571,705	\$606,388	\$519,718	\$552,769	\$455,227

Project Description	2025	2026	2027	2028	2029
Major Repair Fund Capital Projects Plan					
Street Pavement Repairs					
TBD Repayment Projects					\$60,000
Street Pavement Repairs Subtotal	\$0	\$0	\$0	\$0	\$60,000
Drainage Projects					
Devictor and Master Drainage Improvement	\$60,000				
Royal View Drainage Improvements			\$75,000		
St Johns Drainage Improvements					\$85,000
Drainage Projects Subtotal	\$60,000	\$0	\$75,000	\$0	\$85,000
Misc. Projects					
Community/Operations Upgrades	\$41,000				
Gates	\$125,000				
Parking Lot Expansion			\$50,000		
Misc. Repairs Subtotal	\$166,000	\$0	\$50,000	\$0	\$0
Sewer Master Plan					
Phase I	\$100,000				
Phase II				\$10,000	
Phase III (Out 5 Plus Years)					
Phase IV (Out 5 Plus Years)					
Sewer Master Plan Projects Subtotal	\$100,000	\$0	\$0	\$10,000	\$0
Total from Major Repair Plan	\$326,000	\$0	\$125,000	\$10,000	\$145,000

Project Description		2025	2026	2027	2028	2029
Pool Capital Projects						
Pool Control Room Repairs	Pool Expenses 5704	\$2,000				
Repair Pool Deck				\$20,000	\$20,000	\$20,000
Total Pool Capital Plan		\$2,000	\$0	\$20,000	\$20,000	\$20,000

Project Description		2025	2026	2027	2028	2029
General Fund Capital Projects Plan						
Operations Projects						
Restore Ladies Restroom Floor (at Pool/Operation Center)	5236 Operations Center/Clubhouse	\$2,750				
Restore Men's Restroom Floor (at Pool/Operation Center)	5236 Operations Center/Clubhouse	\$2,750				
Operations Tool Replacements	5445 Tools/Equipment	\$4,000				
Operations Center Updates	5236 Operations Center/Clubhouse	\$0				
Replace Street Signs	5344 Street Signs	\$1,400	\$1,400	\$1,400	\$1,400	\$1,400
10 New Grinder Pumps and Assc	5425A Sewer Parts	\$33,832	\$24,000	\$24,000	\$24,000	\$24,000
Street Repairs	5337 Street Repairs	\$6,000	\$6,000	\$7,000	\$7,000	\$7,000
Operations Project Subtotal		\$50,732	\$31,400	\$32,400	\$32,400	\$32,400
Landscaping Projects						
Front Entrance Mulch	5530 Landscaping Supplies	\$5,000	\$3,000	\$3,000	\$3,000	\$3,000
Pool Perimeter Vegetation Replacement (new ground cover)	5530 Landscaping Supplies	\$5,000				
Landscaping Projects Subtotal		\$10,000	\$3,000	\$3,000	\$3,000	\$3,000
Misc. Projects						
		\$0	\$0	\$0	\$0	\$0
Misc. Projects Subtotal		\$0	\$0	\$0	\$0	\$0
Total from General Fund		\$60,732	\$34,400	\$35,400	\$35,400	\$35,400