

Lombard Pines Condominium Association  
2026

<b>LPCA 2026 Budget</b>	<b>2026 Budget</b>
<b>GENERAL FUND</b>	
<b>BEGINNING BALANCE (JANUARY 1st)</b>	<b>\$ 11,946.41</b>
<b>INCOME</b>	
CONDO FEES	\$ 137,760.00
PAYMENT OF HOA FEES DUE (DELINQUENT ACCTS)	
FINES	
LATE FEES	
RESALE CERTIFICATES & DOCUMENT FEES	
SECURITY DEPOSIT	
INITIATION FEES	
CAPITAL RESERVE TRANSFER	\$ (13,776.00)
CAPITAL RESERVE TRANSFER OUT	
INTEREST INCOME	
<b>TOTAL INCOME</b>	<b>\$ 123,984.00</b>
<b>EXPENSES</b>	
BUILDING MAINTENANCE	\$ 5,684.00
ROAD MAINTENANCE	\$ -
GROUNDS MAINTENANCE	\$ 42,350.00
SNOW REMOVAL	\$ 12,000.00
ADMINISTRATIVE SERVICES/EXPENSES/FEES	\$ 17,650.00
INSURANCE	\$ 39,950.00
LEGAL FEES	\$ 5,000.00
UTILITIES (ELECTRIC & FIRE HYDRANT)	\$ 750.00
DUES AND FEES (FHA CERTIFICATION)	\$ -
PEST CONTROL	
BANK SERVICE CHARGE	\$ 400.00
MISCELLANEOUS	\$ 200.00
CAPITAL REPAIR TRANSFER	
<b>TOTAL EXPENSES</b>	<b>\$ 123,984.00</b>
<b>NET INCOME</b>	<b>\$ -</b>
<b>ENDING BALANCE GENERAL FUND</b>	<b>\$ 11,946.41</b>
<b>CAPITAL REPAIR ACCOUNT</b>	
<b>BEGINNING BALANCE (JANUARY 1st)</b>	<b>\$ 54,289.36</b>
<b>ADJUSTMENTS</b>	
TRANSFERS FROM OPERATING ACCOUNT	\$ 13,776.00
TRANSFERS TO OPERATING ACCOUNT	\$ -
ASSESSMENT-NONE	\$ -
INTEREST	\$ -
<b>TOTAL INCOME</b>	<b>\$ 13,776.00</b>
<b>EXPENSES</b>	
CAPITAL REPAIR EXPENSES	
BANK SERVICE CHARGE	
<b>TOTAL EXPENSES</b>	<b>\$ -</b>
<b>NET INCOME</b>	<b>\$ 13,776.00</b>
<b>ENDING CAPITAL REPAIR ACCOUNT</b>	<b>\$ 68,065.36</b>
<b>Petty Cash</b>	<b>\$ 200.00</b>
<b>TOTAL FUNDS</b>	<b>\$ 80,211.77</b>