

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
 January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Belmont	MTSJ	0001	72

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$121	\$1,448	\$1,448
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$483	\$5,800	\$3,798	\$7,596	\$200	\$2,400	-\$3,400
**CONTRACTS								
60090	Lawn Maintenance	\$630	\$7,560	\$3,640	\$7,280	\$653	\$7,840	\$280
61000	Management Services	\$733	\$8,801	\$601	\$1,202	\$606	\$7,269	-\$1,532
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$150	\$1,800	\$0	\$0	\$180	\$2,160	\$360
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$105	\$1,260	\$1,260
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$90	\$1,080	\$1,080
70136	Landscape Replacement	\$60	\$720	\$0	\$0	\$0	\$0	-\$720
70138	Tree Trimming	\$30	\$360	\$0	\$0	\$133	\$1,600	\$1,240
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$240	\$2,880	\$2,880
**TOTAL EXPENSES		\$2,087	\$25,041	\$8,039	\$16,078	\$2,207	\$26,489	\$1,448

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$86.95	\$347.79	\$86.95	\$347.79	\$0.00

Neighborhood	Entity	Building	Units
Cedar Landing	DTSJ	0002	136

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$1,033	\$12,399	\$12,399
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$0	\$0	\$0	\$0	\$0	\$0	\$0
**CONTRACTS								
60090	Lawn Maintenance	\$1,188	\$14,256	\$6,864	\$13,728	\$1,232	\$14,784	\$528
61000	Management Services	\$1,385	\$16,625	\$1,135	\$2,270	\$1,144	\$13,731	-\$2,894
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$283	\$3,400	\$0	\$0	\$340	\$4,080	\$680
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$254	\$3,045	\$3,045
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$170	\$2,040	\$2,040
70136	Landscape Replacement	\$113	\$1,360	\$0	\$0	\$0	\$0	-\$1,360
70138	Tree Trimming	\$57	\$680	\$0	\$0	\$467	\$5,600	\$4,920
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$453	\$5,440	\$5,440
**TOTAL EXPENSES		\$3,027	\$36,321	\$7,999	\$15,998	\$4,060	\$48,720	\$12,399

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$66.77	\$267.08	\$66.77	\$267.07	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Chantarelle/Ravena	TTSJ	0003	178

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$0	\$0	\$0
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$2,104	\$25,250	\$8,656	\$17,312	\$200	\$2,400	-\$22,850
**CONTRACTS								
60090	Lawn Maintenance	\$1,555	\$18,657	\$8,983	\$17,966	\$1,612	\$19,348	\$691
61000	Management Services	\$1,813	\$21,759	\$1,485	\$2,970	\$1,498	\$17,972	-\$3,787
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$371	\$4,450	\$5,863	\$11,726	\$445	\$5,340	\$890
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$210	\$2,520	\$2,520
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$223	\$2,670	\$2,670
70136	Landscape Replacement	\$148	\$1,780	\$0	\$0	\$0	\$0	-\$1,780
70138	Tree Trimming	\$74	\$890	\$5,800	\$11,600	\$467	\$5,600	\$4,710
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$593	\$7,120	\$7,120
**TOTAL EXPENSES		\$6,066	\$72,786	\$30,787	\$61,574	\$5,247	\$62,970	-\$9,816

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$102.23	\$408.92	\$88.44	\$353.76	-\$13.79

Neighborhood	Entity	Building	Units
Corella	CTSJ	0004	61

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$439	\$5,274	\$5,274
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$354	\$4,250	\$1,070	\$2,140	\$200	\$2,400	-\$1,850
**CONTRACTS								
60090	Lawn Maintenance	\$533	\$6,399	\$4,290	\$8,580	\$553	\$6,636	\$237
61000	Management Services	\$621	\$7,457	\$710	\$1,420	\$513	\$6,159	-\$1,298
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$127	\$1,525	\$0	\$0	\$153	\$1,830	\$305
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$79	\$945	\$945
70126	R&M-Wall/Fence	\$25	\$305	\$0	\$0	\$0	\$0	-\$305
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$76	\$915	\$915
70136	Landscape Replacement	\$51	\$610	\$0	\$0	\$0	\$0	-\$610
70138	Tree Trimming	\$25	\$305	\$0	\$0	\$400	\$4,800	\$4,495
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$203	\$2,440	\$2,440
**TOTAL EXPENSES		\$1,738	\$20,851	\$6,070	\$12,140	\$2,177	\$26,125	\$5,274

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$85.45	\$341.80	\$85.45	\$341.82	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Ensenada I	ETSJ	0005	85

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$900	\$10,806	\$10,806
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$108	\$1,300	\$1,070	\$2,140	\$200	\$2,400	\$1,100
**CONTRACTS								
60090	Lawn Maintenance	\$743	\$8,910	\$4,290	\$8,580	\$770	\$9,240	\$330
61000	Management Services	\$866	\$10,391	\$710	\$1,420	\$715	\$8,582	-\$1,809
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$177	\$2,125	\$0	\$0	\$213	\$2,550	\$425
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$280	\$3,360	\$3,360
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$106	\$1,275	\$1,275
70136	Landscape Replacement	\$71	\$850	\$0	\$0	\$0	\$0	-\$850
70138	Tree Trimming	\$35	\$425	\$0	\$0	\$333	\$4,000	\$3,575
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$283	\$3,400	\$3,400
**TOTAL EXPENSES								
		\$2,000	\$24,001	\$6,070	\$12,140	\$2,901	\$34,807	\$10,806

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$70.59	\$282.36	\$70.59	\$282.36	\$0.00

Neighborhood	Entity	Building	Units
Ensenada II	FTSJ	0006	117

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$480	\$5,755	\$5,755
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$583	\$7,000	\$2,025	\$4,050	\$0	\$0	-\$7,000
**CONTRACTS								
60090	Lawn Maintenance	\$1,022	\$12,258	\$5,902	\$11,804	\$1,059	\$12,712	\$454
61000	Management Services	\$1,192	\$14,302	\$977	\$1,954	\$984	\$11,813	-\$2,489
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$244	\$2,925	\$0	\$0	\$293	\$3,510	\$585
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$394	\$4,725	\$4,725
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$146	\$1,755	\$1,755
70136	Landscape Replacement	\$98	\$1,170	\$0	\$0	\$0	\$0	-\$1,170
70138	Tree Trimming	\$49	\$585	\$0	\$0	\$400	\$4,800	\$4,215
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$390	\$4,680	\$4,680
**TOTAL EXPENSES								
		\$3,187	\$38,240	\$8,904	\$17,808	\$3,666	\$43,995	\$5,755

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$81.71	\$326.84	\$81.71	\$326.84	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Haciendas	HTSJ	0007	134

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$566	\$6,789	\$6,789
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$400	\$4,800	\$1,744	\$3,488	\$200	\$2,400	-\$2,400
**CONTRACTS								
60090	Lawn Maintenance	\$1,170	\$14,040	\$6,760	\$13,520	\$1,213	\$14,560	\$520
61000	Management Services	\$1,365	\$16,381	\$1,119	\$2,238	\$1,127	\$13,529	-\$2,852
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$279	\$3,350	\$4,508	\$9,016	\$335	\$4,020	\$670
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$236	\$2,835	\$2,835
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$168	\$2,010	\$2,010
70136	Landscape Replacement	\$112	\$1,340	\$0	\$0	\$0	\$0	-\$1,340
70138	Tree Trimming	\$56	\$670	\$0	\$0	\$400	\$4,800	\$4,130
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$268	\$3,216	\$3,216
**TOTAL EXPENSES		\$3,382	\$40,581	\$14,131	\$28,262	\$3,948	\$47,370	\$6,789

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$75.71	\$302.84	\$75.71	\$302.84	\$0.00

Neighborhood	Entity	Building	Units
Juniper	JTSJ	0008	170

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$489	\$5,873	\$5,873
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$542	\$6,500	\$3,337	\$6,674	\$200	\$2,400	-\$4,100
**CONTRACTS								
60090	Lawn Maintenance	\$1,485	\$17,820	\$8,580	\$17,160	\$1,540	\$18,480	\$660
61000	Management Services	\$1,732	\$20,781	\$1,419	\$2,838	\$1,430	\$17,164	-\$3,617
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$354	\$4,250	\$2,340	\$4,680	\$425	\$5,100	\$850
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$158	\$1,890	\$1,890
70126	R&M-Wall/Fence	\$71	\$850	\$0	\$0	\$0	\$0	-\$850
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$213	\$2,550	\$2,550
70136	Landscape Replacement	\$142	\$1,700	\$0	\$0	\$0	\$0	-\$1,700
70138	Tree Trimming	\$71	\$850	\$5,800	\$11,600	\$467	\$5,600	\$4,750
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$453	\$5,440	\$5,440
**TOTAL EXPENSES		\$4,396	\$52,751	\$21,476	\$42,952	\$4,885	\$58,624	\$5,873

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$77.58	\$310.32	\$77.58	\$310.30	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Lakeside	LTSJ	0009	141

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$346	\$4,155	\$4,155
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$442	\$5,300	\$2,160	\$4,320	\$200	\$2,400	-\$2,900
**CONTRACTS								
60090	Lawn Maintenance	\$1,233	\$14,796	\$7,124	\$14,248	\$1,279	\$15,344	\$548
61000	Management Services	\$1,436	\$17,236	\$1,177	\$2,354	\$1,186	\$14,236	-\$3,000
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$294	\$3,525	\$155	\$310	\$353	\$4,230	\$705
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$158	\$1,890	\$1,890
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$176	\$2,115	\$2,115
70136	Landscape Replacement	\$118	\$1,410	\$0	\$0	\$0	\$0	-\$1,410
70138	Tree Trimming	\$59	\$705	\$0	\$0	\$200	\$2,400	\$1,695
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$376	\$4,512	\$4,512
**TOTAL EXPENSES		\$3,581	\$42,972	\$10,616	\$21,232	\$3,927	\$47,127	\$4,155

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$76.19	\$304.76	\$76.19	\$304.77	\$0.00

Neighborhood	Entity	Building	Units
Live Oak	VTSJ	0010	95

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$506	\$6,074	\$6,074
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$267	\$3,200	\$1,156	\$2,312	\$200	\$2,400	-\$800
**CONTRACTS								
60090	Lawn Maintenance	\$833	\$9,990	\$4,810	\$9,620	\$863	\$10,360	\$370
61000	Management Services	\$968	\$11,613	\$793	\$1,586	\$799	\$9,592	-\$2,021
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$198	\$2,375	\$0	\$0	\$238	\$2,850	\$475
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$88	\$1,050	\$1,050
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$119	\$1,425	\$1,425
70136	Landscape Replacement	\$79	\$950	\$0	\$0	\$0	\$0	-\$950
70138	Tree Trimming	\$40	\$475	\$1,450	\$2,900	\$267	\$3,200	\$2,725
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$317	\$3,800	\$3,800
**TOTAL EXPENSES		\$2,384	\$28,603	\$8,209	\$16,418	\$2,890	\$34,677	\$6,074

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$75.27	\$301.08	\$75.27	\$301.08	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Oaklake	KTSJ	0011	110

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$485	\$5,816	\$5,816
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$375	\$4,500	\$761	\$1,522	\$0	\$0	-\$4,500
**CONTRACTS								
60090	Lawn Maintenance	\$961	\$11,529	\$5,551	\$11,102	\$996	\$11,956	\$427
61000	Management Services	\$1,121	\$13,447	\$918	\$1,836	\$926	\$11,106	-\$2,341
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$229	\$2,750	\$0	\$0	\$275	\$3,300	\$550
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$140	\$1,680	\$1,680
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$138	\$1,650	\$1,650
70136	Landscape Replacement	\$92	\$1,100	\$0	\$0	\$0	\$0	-\$1,100
70138	Tree Trimming	\$46	\$550	\$0	\$0	\$467	\$5,600	\$5,050
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$367	\$4,400	\$4,400
**TOTAL EXPENSES		\$2,823	\$33,876	\$7,230	\$14,460	\$3,308	\$39,692	\$5,816

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$76.99	\$307.96	\$76.99	\$307.96	\$0.00

Neighborhood	Entity	Building	Units
Oakwood	WTSJ	0012	85

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$378	\$4,536	\$4,536
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$475	\$5,700	\$1,621	\$3,242	\$200	\$2,400	-\$3,300
**CONTRACTS								
60090	Lawn Maintenance	\$743	\$8,910	\$4,290	\$8,580	\$770	\$9,240	\$330
61000	Management Services	\$866	\$10,391	\$710	\$1,420	\$715	\$8,582	-\$1,809
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$177	\$2,125	\$0	\$0	\$213	\$2,550	\$425
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$88	\$1,050	\$1,050
70126	R&M-Wall/Fence	\$35	\$425	\$0	\$0	\$0	\$0	-\$425
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$106	\$1,275	\$1,275
70136	Landscape Replacement	\$71	\$850	\$0	\$0	\$0	\$0	-\$850
70138	Tree Trimming	\$35	\$425	\$0	\$0	\$200	\$2,400	\$1,975
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$268	\$3,216	\$3,216
**TOTAL EXPENSES		\$2,181	\$26,177	\$6,621	\$13,242	\$2,559	\$30,713	\$4,536

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$76.99	\$307.96	\$76.99	\$307.96	\$0.00

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Paseos I	ATSJ	0013	52

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$593	\$7,110	\$7,110
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$63	\$750	\$151	\$302	\$0	\$0	-\$750
**CONTRACTS								
60090	Lawn Maintenance	\$455	\$5,454	\$2,626	\$5,252	\$471	\$5,656	\$202
61000	Management Services	\$530	\$6,357	\$434	\$868	\$438	\$5,250	-\$1,107
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$108	\$1,300	\$0	\$0	\$130	\$1,560	\$260
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$114	\$1,365	\$1,365
70126	R&M-Wall/Fence	\$22	\$260	\$0	\$0	\$0	\$0	-\$260
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$65	\$780	\$780
70136	Landscape Replacement	\$43	\$520	\$0	\$0	\$0	\$0	-\$520
70138	Tree Trimming	\$22	\$260	\$725	\$1,450	\$200	\$2,400	\$2,140
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$417	\$5,000	\$5,000
**TOTAL EXPENSES		\$1,242	\$14,901	\$3,936	\$7,872	\$1,834	\$22,011	\$7,110

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$71.64	\$286.56	\$71.64	\$286.56	\$0.00

Neighborhood	Entity	Building	Units
Paseos II	BTSJ	0014	80

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$0	\$0	\$0
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$1,375	\$16,500	\$5,734	\$11,468	\$200	\$2,400	-\$14,100
**CONTRACTS								
60090	Lawn Maintenance	\$700	\$8,397	\$667	\$1,334	\$726	\$8,708	\$311
61000	Management Services	\$815	\$9,779	\$667	\$1,334	\$673	\$8,077	-\$1,702
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$167	\$2,000	\$155	\$310	\$200	\$2,400	\$400
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$88	\$1,050	\$1,050
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$100	\$1,200	\$1,200
70136	Landscape Replacement	\$67	\$800	\$0	\$0	\$0	\$0	-\$800
70138	Tree Trimming	\$33	\$400	\$0	\$0	\$267	\$3,200	\$2,800
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$267	\$3,200	\$3,200
**TOTAL EXPENSES		\$3,156	\$37,876	\$7,223	\$14,446	\$2,520	\$30,235	-\$7,641

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$118.36	\$473.44	\$94.48	\$377.94	(\$23.88)

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Pelican Point	PTSJ	0015	55

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$410	\$4,914	\$4,914
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$63	\$750	\$146	\$292	\$0	\$0	-\$750
**CONTRACTS								
60090	Lawn Maintenance	\$482	\$5,778	\$2,782	\$5,564	\$499	\$5,992	\$214
61000	Management Services	\$560	\$6,723	\$458	\$916	\$463	\$5,553	-\$1,170
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$115	\$1,375	\$406	\$812	\$138	\$1,650	\$275
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$79	\$945	\$945
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$69	\$825	\$825
70136	Landscape Replacement	\$46	\$550	\$0	\$0	\$0	\$0	-\$550
70138	Tree Trimming	\$23	\$275	\$0	\$0	\$267	\$3,200	\$2,925
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$183	\$2,200	\$2,200
**TOTAL EXPENSES		\$1,288	\$15,451	\$3,792	\$7,584	\$1,697	\$20,365	\$4,914

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$70.23	\$280.92	\$70.23	\$280.93	\$0.00

Neighborhood	Entity	Building	Units
Skylark	RTSJ	0016	56

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$444	\$5,326	\$5,326
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$138	\$1,650	\$597	\$1,194	\$200	\$2,400	\$750
**CONTRACTS								
60090	Lawn Maintenance	\$491	\$5,886	\$2,834	\$5,668	\$509	\$6,104	\$218
61000	Management Services	\$571	\$6,846	\$467	\$934	\$471	\$5,654	-\$1,192
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$117	\$1,400	\$0	\$0	\$140	\$1,680	\$280
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$53	\$630	\$630
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$70	\$840	\$840
70136	Landscape Replacement	\$47	\$560	\$0	\$0	\$0	\$0	-\$560
70138	Tree Trimming	\$23	\$280	\$0	\$0	\$200	\$2,400	\$2,120
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$187	\$2,240	\$2,240
**TOTAL EXPENSES		\$1,385	\$16,622	\$3,898	\$7,796	\$1,829	\$21,948	\$5,326

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$74.20	\$296.80	\$74.21	\$296.82	\$0.01

THE HAMMOCKS COMMUNITY - Neighborhoods
2025 Proposed Estimated Budget
January 1, 2025 - December 31, 2025

Neighborhood	Entity	Building	Units
Spicewood	STSJ	0017	52

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$497	\$5,960	\$5,960
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$200	\$2,400	\$715	\$1,430	\$200	\$2,400	\$0
**CONTRACTS								
60090	Lawn Maintenance	\$455	\$5,454	\$2,626	\$5,252	\$471	\$5,656	\$202
61000	Management Services	\$530	\$6,357	\$434	\$868	\$438	\$5,250	-\$1,107
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$108	\$1,300	\$0	\$0	\$130	\$1,560	\$260
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$44	\$525	\$525
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$65	\$780	\$780
70136	Landscape Replacement	\$43	\$520	\$0	\$0	\$0	\$0	-\$520
70138	Tree Trimming	\$22	\$260	\$0	\$0	\$333	\$4,000	\$3,740
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$173	\$2,080	\$2,080
**TOTAL EXPENSES		\$1,358	\$16,291	\$3,775	\$7,550	\$1,854	\$22,251	\$5,960

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$78.32	\$313.28	\$78.32	\$313.29	\$0.00

Neighborhood	Entity	Building	Units
Sunflower	UTSJ	0018	86

GL	Description	2024 Monthly Approved Budget	2024 Annual Approved Budget	6 Months YTD	Annualized Actual	2025 Proposed Monthly Budget	2025 Proposed Annual Budget	2024 v 2025 Variance
REVENUE								
40095	2023/24 Surplus	\$0	\$0	\$0	\$0	\$361	\$4,330	\$4,330
EXPENSES								
**UTILITIES								
54050-00	Electricity	\$267	\$3,200	\$1,422	\$2,844	\$200	\$2,400	-\$800
**CONTRACTS								
60090	Lawn Maintenance	\$754	\$9,045	\$4,355	\$8,710	\$782	\$9,380	\$335
61000	Management Services	\$876	\$10,513	\$718	\$1,436	\$724	\$8,683	-\$1,830
**REPAIRS/MAINTENANCE								
70060	R&M-General	\$179	\$2,150	\$0	\$0	\$215	\$2,580	\$430
70117	Storm Drains Cleaning	\$0	\$0	\$0	\$0	\$96	\$1,155	\$1,155
70126	R&M-Wall/Fence	\$0	\$0	\$0	\$0	\$0	\$0	\$0
70135	Landscape Extras	\$0	\$0	\$0	\$0	\$108	\$1,290	\$1,290
70136	Landscape Replacement	\$72	\$860	\$0	\$0	\$0	\$0	-\$860
70138	Tree Trimming	\$36	\$430	\$725	\$1,450	\$133	\$1,600	\$1,170
**SPECIAL PROJECTS								
74004-00	Capital Improvements (Limited Voluntary Deferred Expenditure)	\$0	\$0	\$0	\$0	\$287	\$3,440	\$3,440
**TOTAL EXPENSES		\$2,183	\$26,198	\$7,220	\$14,440	\$2,544	\$30,528	\$4,330

2024 Assessment Quarterly NH2	2024 Assessment Annually NH2	2025 Assessment Quarterly NH2	2025 Assessment Annually NH2	2024/2025 Quarterly Variance
\$76.16	\$304.64	\$76.16	\$304.63	\$0.00