

ISSAQAH HIGHLANDS COMMUNITY ASSOCIATION

Dahlia Park Neighborhood - Divisions 92 & 94

Total No. of Units: 109

Proposed Budget for July 1, 2021-June 30, 2022 Fiscal Year

Units	Annual	Semi-Annual	Monthly
Total Units Divisions 92-94	109		
Neighborhood Assessment - rate per unit	\$752.04	\$376.02	\$62.67
IHCA Base Assessment	\$948.00	\$474.00	\$79.00
Total Assessment rate per unit	\$1,700.04	\$850.02	\$141.67

Neighborhood Assessment History	Annual	Semi-Annual	Monthly	
2019-20 Fiscal Year	\$752.04	\$376.02	\$62.67	
2020-21 Fiscal Year	\$752.04	\$376.02	\$62.67	
2021-22 Fiscal Year	\$752.04	\$376.02	\$62.67	
Increase / Decrease from previous FY	(\$0.00)	Per Month:	(\$0.00)	0.0%

Code	2020-21 Budget	2020-21 Forecast	Variance	2021-22 Budget	Inc/Dec
Income					
4070 Dahlia Park Neighborhood Assessment	81,972	81,972	0	81,972	0
Total Div 92 & 94 Income	81,972	81,972	0	81,972	0

Expenses

Landscape & Utilities Expenses

7201 Management Cost	4,080	4,080	0	4,080	0
7205 Bad Debt Expense	600	0	600	600	0
7235 Landscape - Contract/Common & Yards	45,238	45,238	0	46,640	1,402
7250 Landscape - Other	8,014	8,014	0	8,014	0
7256 Hanging Baskets	4,200	4,200	0	4,330	130
7262 Irrigation - Yards	12,000	12,000	0	12,360	360
7265 Irrigation Main. & Repairs	1,840	1,500	340	1,500	(340)
Contingency	6,000	0	6,000	4,447	(1,553)
Total Div. 92 & 94 Expenses	81,972	75,032	6,940	81,972	(0)
Net Income (Surplus Funds)	0			0	

Disclosure Statement: The information contained herein, while not guaranteed, has been secured from the sources Issaquah Highlands Community Association believes to be reliable and is considered the most current and correct data available. Prospective purchaser should verify all such information on their own behalf, or have information verified by their own attorney, accountant, or business advisor.

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Actuals through 12/2020

Economic down turn forecasted for the end of the 2nd quarter.

3%, sales tax increase to 10.1% in 2021

Includes turf aeration, bark, and plant replacements.

3%. sales tax increase to 10.1% in 2021

3%. Based on 3 year trend. Actuals through 12/2020.

Based on 3 year trend. Actuals through 12/2020