HERITAGE LANDING GOLF CLUB, INC.
2026 BUDGET
JANUARY 1, 2026 - DECEMBER 31, 2026

	2025 ACTUAL 1.1.25-10.31.25	2025 NOV-DEC	2025 TOTAL	2026 ASSOCIATION ANNUAL
INCOME				
GENERAL ASSESSMENTS	$ 1,148,795	$ 232,153.00	$ 1,380,948.00	$ 1,380,948
RESERVE ASSESSMENTS	$ 541,667	$ 108,333.00	$ 650,000.00	$ 670,000
ADMIN CAPITAL RESERVES & TRANSFER FEES	$ 287,724	$ 86,100.00	$ 373,824.00	$ 415,800
GOLF OPERATIONS	$ 2,011,605	$ 415,567.00	$ 2,427,172.00	$ 2,424,546
GOLF SHOP MERCHANDISE	$ 273,845	$ 42,877.00	$ 316,722.00	$ 307,373
F&B CONCESSION	$ 238,345	$ 47,793.00	$ 286,138.00	$ 288,542
TOTAL INCOME	**$ 4,501,981**	**$ 932,823.00**	**$ 5,434,804**	**$ 5,487,209**
COST OF SALES EXPENSES				
GOLF SHOP	$ 192,977	$ 31,213	$ 224,190	$ 215,161
F&B CONCESSION	$ 91,155	$ 18,300	$ 109,455	$ 109,645
TOTAL COGS	**$ 284,132**	**$ 49,513**	**$ 333,645**	**$ 324,806**
DEPARTMENTAL EXPENSES				
ADMINSTRATIVE	$ 685,346	$ 177,550	$ 862,896	$ 1,033,340
GOLF OPERATIONS	$ 721,702	$ 164,796	$ 886,498	$ 890,419
GOLF COURSE	$ 1,721,151	$ 329,689	$ 2,050,840	$ 2,373,966
F&B CONCESSION	$ 147,123	$ 32,717	$ 179,840	$ 194,678
TOTAL DEPARTMENTAL EXPENSES	**$ 3,275,322**	**$ 704,752**	**$ 3,980,074**	**$ 4,492,403**
TOTAL EXPENSES	$ -		$ -	$ -
RESERVES	$ 541,667	$ 108,333	$ 650,000	$ 670,000
TOTAL EXPENSES AND RESERVES	**$ 4,101,121**	**$ 862,598**	**$ 4,963,719**	**$ 5,487,209**
OPERATING PROFIT/(LOSS)*	**$ 400,860**	**$ 70,225**	**$ 471,085**	**$ 0**

ASSESSMENT PER UNIT 865 UNITS	QUARTERLY			ANNUALLY
2026	$ 583.75		$ -	$ 2,335

BUDGET NOTES:

1 THIS ESTIMATED OPERATING BUDGET IS PROJECTED AND NOT A GUARANTEE OF THE ACTUAL AMOUNT OF EXPENSES; THEREFORE, IT IS POSSIBLE THAT ACTUAL EXPENSES MAY BE LESS THAN OR GREATER THAN PROJECTED.

2 ASSESSMENTS WILL BE COLLECTED QUARTERLY.

3 THE AMOUNTS LISTED IN THE PROJECT GOVERNING DOCUMENTS THAT YOU WILL PAY TO THE ASSOCIATION CAN CHANGE IN THE FUTURE. THE AMOUNTS WILL MOST LIKELY INCREASE AS A RESULT OF THE CONTINUING RISE IN INSURANCE PREMIUMS, UTILITIES COSTS AND OTHER COSTS. THE ASSOCIATION HAS USED COMMERCIALLY REASONABLE EFFORTS TO ANTICIPATE POTENTIAL FUTURE INCREASES IN INSURANCE PREMIUMS AND UTILITIES COSTS, BUT THE ASSOCIATION CAN MAKE NO GUARANTEE THAT THESE ESTIMATED AMOUNTS WILL IN FACT BE CORRECT. THE RISE IN INSURANCE PREMIUMS AND THE CONTINUING MODIFICATION OF INSURANCE COVERAGES BY INSURERS IS A GLOBAL ISSUE AFFECTING ALL TYPES OF PROPERTIES IN THE ENTIRE STATE OF FLORIDA.

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR FULLY FUNDED RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE THAT MAY RESULT IN SPECIAL ASSESSMENTS REGARDING THOSE ITEMS. OWNERS MAY ELECT TO PROVIDE FOR FULLY FUNDED RESERVE ACCOUNTS UNDER SECTION 720.303(6), FLORIDA STATUTES, UPON OBTAINING THE APPROVAL OF A MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION BY VOTE OF THE MEMBERS AT A MEETING OR BY WRITTEN CONSENT.