

Braeburn Valley Civic Association Sections I & II

Budget compared to Actuals - 2026

July Meeting

	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Revenue:				
Current year homeowner maintenance fees	\$ 30,100	\$ 33,600	\$ (3,500)	\$ 33,600
Prior years homeowner maintenance fees	788		788	-
Transfer fees collected on sale of home	300		300	-
Late fees collected from homeowners for both past due and annual fees	375		375	-
Interest on CD		2,108	(2,108)	2,108
City of Houston trash reimbursement ⁽¹⁾	1,728	6,912	(5,184)	6,912
Braeburn Country Club lawn maintenance reimbursement ⁽²⁾	2,800	2,800	-	2,800
Total Revenue	\$ 36,091	\$ 45,420	\$ (9,330)	\$ 45,420
Expenses:				
Private trash pick-up ⁽³⁾	\$ (16,251)	\$ (32,887)	\$ 16,636	\$ (32,887)
Monthly lawn maintenance along Braeburn Valley Dr. ⁽⁴⁾	(3,125)	(1,875)	(1,250)	(7,500)
Additional landscaping along Braeburn Valley Dr.	-	(500)	500	(500)
Website hosting fee ⁽⁵⁾	-	-	-	(515)
Board Insurance (6)	(1,021)			2,552
Legal Fees for revising deed restrictions (7)	(5,760)			8,000
Miscellaneous ⁽⁸⁾	-	(125)	125	(500)
IRS Tax for interest earned on the CD ⁽⁹⁾	(602)			
Total Expenses	\$ (26,157)	\$ (35,387)	\$ 16,011	\$ (31,350)
(Deficit) / Surplus	\$ 9,934	\$ 10,033	\$ 6,681	\$ 14,070

Notes:

⁽¹⁾ City of Houston reimbursement program for trash pick-up. \$6 per property owner each month. Asked why it never increases, city said don't have budget

⁽²⁾ Braeburn Valley Country Club shares in the landscaping costs along Braeburn Valley Drive. \$2,800/yr. **This may change.** Country Club paid this year but questioned the why

⁽³⁾ Monthly trash service is \$2,644.39 per month, beginning April 1st rate is now \$2772.63 per month

⁽⁴⁾ Monthly lawn service is \$625 per month

⁽⁵⁾ Web hosting fee is \$484.14 per year. Paid 2025 fee in December 2025.

⁽⁶⁾ Board Insurance

⁽⁷⁾ Legal Fees for revising deed restrictions

⁽⁸⁾ Office supplies and postage for neighborhood statements

⁽⁹⁾ IRS Tax for interest earned on the CD