

HIGH DESERT RESIDENTIAL OWNERS' ASSOCIATION

April 25, 2022

Dear High Desert Residential Association Member:

Enclosed please find the board approved budget for the fiscal year July 1, 2022 to June 30, 2023.

The HDROA Master Association Assessment for fiscal year July 2022-June 2023:

\$65.00 paid monthly or \$195.00 paid each quarter (July 2022, October 2022, January 2023 & April 2023)

The Gated Village Assessments for fiscal year July 2022-June 2023:

Canyons \$33.00/monthly or \$99/quarterly	(no increase)
Chaco Compound \$46.00/monthly or \$138.00/quarterly	(no increase)
Desert Mountain \$64/monthly or \$192/quarterly	(increase)
The Enclave \$41.00/monthly or 123/quarterly	(increase)
The Legends \$59.00/monthly or \$177/quarterly	(no increase)
Trillium \$43.00/monthly or \$129/quarterly	(increase)
Wilderness Compound \$45.00/monthly or \$135/quarterly	(decrease)
Wilderness Canon \$43.00/monthly or \$129/quarterly	(no increase)

Assessments will continue to be billed quarterly and due on the first of July, October, January and April. Late payment incurs interest charges and late fees. For those not paying electronically, a courtesy notice will be mailed. However non-receipt of an assessment notice does not exempt you of your responsibility to pay your quarterly assessment on time.

These budgets were prepared in accordance with the Declaration of Covenants, Conditions and Restrictions and the By-Laws of the Association, and was approved by the Association's Board of Directors.

In order for the Association to preserve and maintain the community, each owner of a residential lot is required to pay Base Assessments to the Association for the unit's pro-rata share of expenses incurred by the Association for the general benefit of all residential lots. In addition, gated village assessments are levied to cover expenses that benefits only lots within a particular gated village.

The Master and Gated Village budgets take into consideration:

Estimated Income for the year: the income budget is based on the number of unit lots subject to assessments during the year. In fiscal year 2022-23, there will be 1623 units (lots/homes) subject to base assessments for the Master Association.

Estimated Operating Expenses for the year: the expense budget for annual operations is based on historical and anticipated future costs and planned savings initiatives.

Planned Contributions to Reserves: Reserve contributions are based on an independent Reserve Study of capital assets, which consists of physical analysis and financial analysis. As the physical assets age and deteriorate, it is important to accumulate financial assets to replace them, keeping the two in balance. Reserve funds, which are funded from assessments, pay for capital asset expenditures as needed.

If you have any questions about the budget or assessments, you may call Community Association Manager, Lynnette Rodriguez, at HOAMCO. To reach Lynnette please call 505-314-5862, or send an email to; highdesertmanager@hoamco.com.

Thank You,

Your HDROA Board of Directors