



## 2024 - 2025 ASSESSMENT INCREASE



DATE : February 29, 2024  
 TO : Talega Maintenance Corporation Members  
 FROM : Board of Directors  
 RE : 2024 - 2025 Talega Budget – Assessment Increase

The 2024 - 2025 Budget Packets for Talega Maintenance Corporation were published on the TalegaToday website on February 29, 2024. Instructions to view the Budget and all other required annual disclosures can be found at [www.talegatoday.com](http://www.talegatoday.com) under the “Assessment Information” tab within the “For Residents” drop-down menu. You may also scan the QR code above.

**Please note that the new Monthly Assessment of \$267 goes into effect April 1, 2024. Please plan accordingly to make any needed adjustments to your current payment methodology.**

Should you have any questions regarding the 2024 - 2025 Talega Budget Packet or wish to obtain a hard copy of the budget packet, please feel free to contact Management at (949) 361-8466, or email at [talega@ciramail.com](mailto:talega@ciramail.com), or visit our office at the Talega Swim & Athletic Clubhouse, 100 Calle Altea, San Clemente, CA 92673.

### **NEW MONTHLY ASSESSMENT \$267**

<i>Talega Maintenance Corporation 2024-2025 Pro Forma Budget</i>		
Description	2024 - 2025 Proposed Budget Monthly	2024 - 2025 Proposed Annual Budget
<b>**TOTAL REVENUE</b>	<b>1,009,783</b>	<b>12,117,392</b>
<b>**LESS TOTAL RESERVE CONTRIBUTION</b>	<b>280,107</b>	<b>3,361,287</b>
<b>**TOTAL AVAILABLE OPERATING REVENUE</b>	<b>729,675</b>	<b>8,756,105</b>
<b>OPERATING EXPENSES</b>		
<b>**TOTAL UTILITIES</b>	<b>90,667</b>	<b>1,088,000</b>
<b>**TOTAL LAND MAINTENANCE</b>	<b>274,392</b>	<b>3,292,700</b>
<b>**TOTAL SWIM &amp; ATHLETIC CLUB</b>	<b>38,786</b>	<b>465,436</b>
<b>**TOTAL SALUDA RECREATION</b>	<b>13,633</b>	<b>163,600</b>
<b>**TOTAL TIERRA GRANDE REC</b>	<b>9,733</b>	<b>116,800</b>
<b>**TOTAL COMMON AREA</b>	<b>68,484</b>	<b>821,810</b>
<b>**TOTAL ADMINISTRATION</b>	<b>233,980</b>	<b>2,807,759</b>
<b>**TOTAL OPERATING EXPENSES</b>	<b>729,675</b>	<b>8,756,105</b>
<b>NET INCOME/(LOSS)</b>	<b>0</b>	<b>0</b>