

135 - Woodland Hills GL Budget Projection for 2010

Account Info	January	February	March	April	May	June	July	August	September	October	November	December	Total
Income													
05010 - Regular Assessment	\$105,999.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$105,999.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$211,998.00
<i>Based on sending statements to 396 mandatory paying homes. Each owner pays \$293.70 (amount represents a 10% increase) semi-annually.</i>													
05020 - Non mandatory Assessment	\$4,272.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,272.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,544.00
<i>Statements are sent to 77 non-mandatory homeowners. Budget anticipates receiving payments from 16 homeowners in 2011.</i>													
End of Income (2 Accounts found)	\$110,271.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$110,271.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$220,542.00
Expense													
06030 - Computer Expense	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$18.00	\$216.00
<i>Based on monthly cost for off-site computer back up storage</i>													
06040 - Copies & Postage	\$800.00	\$165.00	\$165.00	\$165.00	\$165.00	\$900.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$900.00	\$4,085.00
<i>Based on postage for two assessment mail-outs (June and December), plus an annual meeting mail-out.</i>													
06080 - Meetings	\$0.00	\$500.00	\$0.00	\$0.00	\$180.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$680.00
<i>Lowered to \$200 for the Annual Meeting per discussion held at September BOD Meeting, and \$180.00 in May to Woodland Heights HOA for the use of their clubhouse for board meetings through-out the year.</i>													
06085 - Board Expenses	\$42.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.66	\$41.74	\$501.00
<i>Based on prior year's budgeted numbers.</i>													
06090 - Social	\$0.00	\$0.00	\$1,875.00	\$0.00	\$0.00	\$1,875.00	\$0.00	\$0.00	\$1,875.00	\$0.00	\$0.00	\$1,875.00	\$7,500.00
<i>Based on prior year's budget.</i>													
06110 - Office Supplies	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$40.00	\$480.00
<i>Minimal expenses anticipated, but budgeted \$40.00 per month as a precaution.</i>													
06130 - Storage	\$650.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$650.00
<i>Storage unit rental fee for the year.</i>													
07010 - Accounting/Audit	\$0.00	\$0.00	\$2,400.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,400.00
<i>Based on having an audit done in 2011</i>													
07020 - Legal Fees	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.37	\$4,000.00
<i>Based on legal fees to ensure compliance with the covenants and pursue legal action regarding late accounts.</i>													
07030 - Management Fees	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$1,850.00	\$22,200.00
<i>Based on contracted amount. Increase not expected in 2011</i>													
07530 - Property Insurance	\$889.00	\$889.00	\$889.00	\$975.00	\$975.00	\$975.00	\$975.00	\$975.00	\$975.00	\$975.00	\$975.00	\$975.00	\$11,442.00
<i>Based on current actuals for insurance, with an increase of approximately 10% upon renewal in March 2011.</i>													
08010 - Electricity	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.67	\$1,666.63	\$20,000.00
<i>Based on average from 2010</i>													
08040 - Water/Sewer	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.67	\$1,116.63	\$13,400.00
<i>Based on average water/sewer costs over 10 months in 2010.</i>													
08510 - Landscape Maintenance Contract	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$7,036.00	\$84,432.00
<i>Based on current contracted amount with the Lawn Firm. Contract ends April 30, 2012.</i>													

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Expense													
08685 - Tree Pruning	\$0.00	\$0.00	\$0.00	\$3,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,000.00	\$0.00	\$0.00	\$6,000.00
<i>Lowered in 2010 per board instruction to help cut costs.</i>													
08695 - Annual Color	\$0.00	\$0.00	\$0.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,000.00	\$0.00	\$0.00	\$0.00	\$18,000.00
<i>Based on current contract with The Lawn Firm. 2 color changes per yer.</i>													
08710 - Landscape Improvements	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00	\$3,000.00
<i>Based off of 2010 actual numbers for improvements to common area landscape</i>													
08715 - Holiday Decorations	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,000.00	\$0.00	\$3,000.00
<i>Based off of 2010 budgeted amount</i>													
08720 - Lighting Maintenance	\$0.00	\$0.00	\$300.00	\$0.00	\$0.00	\$0.00	\$0.00	\$300.00	\$0.00	\$0.00	\$0.00	\$0.00	\$600.00
<i>Minimal expenses expected in 2010. Budgeted \$600 as contingency for this item.</i>													
08725 - Lake Maintenance	\$250.00	\$250.00	\$250.00	\$250.00	\$1,350.00	\$250.00	\$250.00	\$1,350.00	\$250.00	\$250.00	\$250.00	\$250.00	\$5,200.00
<i>Based on Lone Star Fountains/Magnolia Fisheries providing lake maintenance through out the year, plus 2 pond weed treatments per year.</i>													
08727 - Fountain Maintenance	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$265.00	\$3,180.00
<i>Based on monthly maintenance fee for the entrance fountain on Glade Road.</i>													
08760 - Misc. Maintenance Expense	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.33	\$333.37	\$4,000.00
<i>Based on 3 storm clean-ups per year and other misc. expenses for landscaping in 2011.</i>													
08820 - Irrigation	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.67	\$464.63	\$5,576.00
<i>Based off of 2010 actuals.</i>													
End of Expense (23 Accounts found)	\$16,005.33	\$15,219.33	\$19,294.33	\$26,805.33	\$16,085.33	\$17,415.33	\$14,805.33	\$16,205.33	\$25,680.33	\$17,805.33	\$17,805.33	\$17,415.37	\$220,542.00
Net Income (25 Accounts found)	\$94,265.67	(\$15,219.33)	(\$19,294.33)	(\$26,805.33)	(\$16,085.33)	(\$17,415.33)	\$95,465.67	(\$16,205.33)	(\$25,680.33)	(\$17,805.33)	(\$17,805.33)	(\$17,415.37)	\$0.00