

WOODRIDGE HOMEOWNERS ASSOCIATION

2023 Annual Approved Budget

29 Lots

Proposed Qtrly. Dues \$255.00/Adjusted Lots

	2020	2021	2022	2023
	Actual	Actual	Budget	Proposed Budget
Income				
Dues	\$28,947.00	\$18,975.00	\$19,140.00	\$19,140.00
One-Time Capital Assessment for New Owners	\$500.00	\$500.00	\$1,000.00	\$1,500.00
Lot Maintenance		\$9,345.00	\$9,360.00	\$9,720.00
Prepaid Income	-\$297.64	\$0.00	\$0.00	
Interest Income	\$174.32	\$176.21	\$160.00	\$190.00
Late Fees	\$16.30	\$40.68	\$0.00	
Violation Income	\$550.00	\$1,175.00	\$200.00	\$100.00
ACCO Income	\$75.00	\$0.00	\$0.00	
Total Income	\$29,964.98	\$30,211.89	\$29,860.00	\$30,650.00
Expenses				
Landscape (Contract)	\$13,125.00	\$14,505.00	\$18,000.00	\$19,000.00
Tree/Shrub Maintenance	\$1,500.82	\$4,401.95	\$2,100.00	\$1,500.00
Irrigation Landscape/Maintenance/Repair	\$3,769.02	\$5,258.12	\$3,000.00	\$4,000.00
Snow Removal	\$400.00	\$309.10	\$400.00	\$425.00
Irrigation Water	\$274.19	\$279.67	\$275.00	\$308.00
Management	\$3,120.00	\$3,120.00	\$3,120.00	\$3,564.00
Insurance	\$638.00	\$652.00	\$650.00	\$660.00
Electricity	\$508.09	\$435.96	\$510.00	\$540.00
Office/Mailing	\$276.20	\$72.48	\$250.00	\$94.00
Bank Fees		\$4.19	\$30.00	
Meeting Costs			\$150.00	
State/Licensing	\$48.00		\$48.00	\$39.00
Legal	\$2,104.00	\$39.00	\$300.00	\$100.00
Accounting	\$190.00	\$190.00	\$190.00	\$190.00
Federal and State Taxes	\$23.00	\$24.00	\$23.00	\$30.00
Subtotal	\$25,976.32	\$29,291.47	\$29,046.00	\$30,450.00
Capital Reserve	\$2,500.00			
Total Expenses	\$28,476.32	\$29,291.47	\$29,046.00	\$30,450.00
NET INCOME	\$1,488.66	\$920.42	\$814.00	\$200.00

Accounts as of July 1, 2022

Operating Cash: \$5,545.89

Reserve Savings Account: \$6,712.38

Certificate of Deposit: \$5,345.81

Certificate of Deposit: \$8,322.03

Total Cash Assets: \$25,926.11