

WOODRIDGE HOMEOWNERS ASSOCIATION

2025 Annual Approved Budget

29 Lots Proposed Qtrly. Dues \$195.00

Proposed Lot Maintenance Dues: \$135.00 (3 Owners Opted Out)

	2022	2023	2024	2024	2025
	Actual	Actual	YTD	Budget	Proposed
Income					
Dues	\$19,140.00	\$22,050.00	\$22,265.00	\$22,620.00	\$22,620.00
One-Time Capital Assessment for New Owners	\$1,500.00	\$500.00	\$500.00	\$1,000.00	\$1,000.00
Lot Maintenance Assessment	\$9,630.00	\$9,720.00	\$13,625.00	\$14,040.00	\$14,040.00
Interest Income	\$180.71	\$155.20	\$51.84	\$185.00	\$40.00
Late Fees	\$82.93	\$563.94			
Violation Income	\$325.00	\$200.00		\$100.00	
Other Income		\$10.00			
Total Income	\$30,858.64	\$33,199.14	\$36,441.84	\$37,945.00	\$37,700.00
Expenses					
Landscape (Contract)	\$17,944.99	\$27,279.00	\$22,665.00	\$24,971.00	\$27,538.00
Tree/Shrub Maintenance	\$4,278.00	\$2,201.00	\$2,462.04	\$2,300.00	\$640.00
Irrigation Landscape/Maintenance/Repair	\$3,049.94	\$4,496.47	\$2,244.04	\$3,500.00	\$2,330.00
Snow Removal	\$425.00	\$605.00	\$95.00	\$650.00	\$200.00
Irrigation Water	\$307.65	\$316.88	\$603.13	\$310.00	\$500.00
Management	\$3,305.00	\$4,055.15	\$3,529.13	\$3,850.00	\$3,850.00
Insurance	\$652.00	\$804.85	\$152.94	\$660.00	\$1,530.00
Electricity	\$514.84	\$416.61	\$481.09	\$540.00	\$500.00
Office/Mailing	\$107.37	\$491.36	\$360.93	\$200.00	\$290.00
Bank Fees	\$2.59	\$40.00			
State/Licensing/Registrations	\$39.00	\$43.00	\$25.00	\$48.00	\$42.00
Legal	\$250.00				
Accounting	\$190.00	\$190.00	\$250.00	\$250.00	\$250.00
Federal and State Taxes	\$25.00	\$27.00	\$17.00	\$30.00	\$30.00
Total Expenses	\$31,091.38	\$40,966.32	\$32,885.30	\$37,309.00	\$37,700.00
Net Income	-\$232.74	-\$7,767.18	\$3,556.54	\$636.00	\$0.00

Account Balances, Dec. 5 YTD:

Operating Cash: \$7,321.83

13 Month CD: \$10,000.00

Total Assets: \$17,321.83