

WOODRIDGE HOMEOWNERS ASSOCIATION

2026 Annual Budget - Approved

29 Lots Proposed Qtrly. Dues \$195/Quarterly
 Proposed Lot Maintenance Dues: \$135/Quarterly

	2024	2025	2025	2026
Income	Actual	YTD Actual	Budget	Proposed
Dues	\$22,555.00	\$22,620.00	\$22,620.00	\$22,620.00
One-Time Capital Assessment for New Owners	\$1,000.00		\$1,000.00	\$1,000.00
Lot Maintenance Assessment	\$13,760.00	\$14,040.00	\$14,040.00	\$14,040.00
Interest Income	\$79.93	\$226.86	\$40.00	\$160.00
Late Fees	\$400.00	\$300.00		\$300.00
Violation Income				
Other Income	\$28.36			
Total Income	\$37,823.29	\$37,186.86	\$37,700.00	\$38,120.00

Expenses

Landscape (Contract)	\$22,665.00	\$21,420.00	\$27,538.00	\$28,980.00
Tree/Shrub Maintenance	\$2,462.04		\$640.00	\$600.00
Irrigation Landscape/Maintenance/Repair	\$3,250.22	\$1,089.29	\$2,330.00	\$1,300.00
Pet Waste & Snow Removal	\$95.00	\$97.67	\$200.00	\$100.00
Irrigation Water	\$603.13	\$621.21	\$500.00	\$645.00
Management	\$3,849.96	\$3,208.30	\$3,850.00	\$4,400.00
Insurance	\$977.57		\$1,530.00	\$817.00
Electricity	\$462.67	\$456.15	\$500.00	\$500.00
Office/Mailing	\$407.99	\$306.24	\$290.00	\$450.00
Bank Fees				
State/Licensing/Registrations	\$25.00	\$44.00	\$42.00	\$53.00
Legal	\$50.00			
Accounting	\$250.00	\$279.25	\$250.00	\$250.00
Federal and State Taxes	\$17.00		\$30.00	\$25.00

Total Expenses	\$35,115.58	\$27,522.11	\$37,700.00	\$38,120.00
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Net Income	\$2,707.71	\$9,664.75	\$0.00	\$0.00
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Account Balances YTD:

Operating Cash: \$15,033.77

13 Month CD: \$10,283.55

Total Assets: \$25,317.32