

WHITTIER OAKS HOMEOWNERS ASSOCIATION, INC.  
APPROVED BUDGET FOR PERIOD 01/01/2024 - 12/31/2024

NUMBER OF UNITS 162

PAGE 1 OF 2

NUMBER OF UNITS 162	2023	PROJECTED	2024
PAGE 1 OF 2	ADOPTED	YEAR END	APPROVED
	BUDGET	12/31/2023	BUDGET
INCOME			
ASSESSMENT INCOME	538978	538978	550970
CABLE INCOME	0	1620	1600
CAPITAL CONTRIBUTION	0	5200	4000
LATE FEE INCOME	0	3,025	1,500
TOTAL INCOME	538,978	548,823	558,070
EXPENSES:			
ADMINISTRATIVE			
MANAGEMENT CONTRACT	27,420	27,420	29,065
ACCOUNTING/AUDIT	3,600	3,800	4,000
LEGAL FEES	2,500	990	1,500
WEBSITE EXPENSES	300	293	300
CLOUD HOSTING	2,100	2,100	2,100
BILLING/OFFICE	3,000	3,087	3,000
TAXES/LICENSES/FEES	176	176	176
INSURANCE GENERAL	24,550	22,429	31,425
TERRAMAR MASTER DUES	11,000	10,312	10,061
LINE OF CREDIT EXP 2023	450	450	0
TOTAL ADMINISTRATIVE	75,096	71,057	81,627
UTILITIES			
ELECTRIC	7,500	5,977	6,200
WATER & SEWER	9,500	5,033	6,700
TELEPHONE	2,100	2,613	2,725
TOTAL UTILITIES	19,100	13,623	15,625
OPERATING			
LAWN CARE CONTRACT	175,000	175,000	180,250
LANDSCAPE EXTRAS	13,000	10,694	11,500
TREE TRIMMING	40,000	39,000	40,000
IRRIGATION	9,000	5,770	6,000
JANITORIAL SERVICE	4,800	4,800	4,800
GATE ATTENDANT	158,000	152,493	158,000
SECURITY GATE REP/MAINT	4,500	2,151	3,000
REPAIRS/MAINT GENERAL	10,582	11,461	11,729
DOGGIE STATIONS	1,300	1,421	1,450
STREET SWEEPING	2,100	1,925	2,100
HOLIDAY LIGHTS	6,500	6,394	6,500
TOTAL OPERATING EXP	424,782	411,109	425,329
TOTAL EXPENSES WITHOUT RESERVES:	518,978	495,789	522,581
RESERVES			
BETTERMENT/IMPROVEMENT	8,000	8,000	7,000
GATE ENTRY	0	0	6,489
IRRIGATION	0	0	10,000
PAVING	12,000	12,000	12,000
TOTAL RESERVES	20,000	20,000	35,489
TOTAL EXPENSES WITH RESERVES	538,978	515,789	558,070
MAINTENANCE FEES			
	YEAR 2023	YEAR 2024	
ESTATE HOMES 103 UNITS 0.647%			
ASSESSMENT ANNUALLY	3,488.00	\$3,565.64	
ASSESSMENT QUARTERLY	872.00	\$891.41	
MEDITERRIAN HOMES 59 UNITS 0.565%			
ASSESSMENT ANNUALLY	3,046.00	\$3,113.72	
ASSESSMENT QUARTERLY	761.50	\$778.43	

## WHITTIER OAKS HOMEOWNERS ASSOC

## RESERVE SCHEDULE FOR YEAR 2024

G/L A/C	DESCRIPTION	ESTIMATED LIFE	ESTIMATED REMAINING LIFE	REPLACEMENT VALUE	ESTIMATED BALANCE 12/31/2023	BALANCE TO FUND	REQUIRED YEAR 2024 FUNDING
9910	BETTERMENT/IMPROVEMENT		1	20,947	10,947	10,000	7,000.00
	ENTRY GATE	20	5	32,445	0	32,445	6,489.00
	IRRIGATION	20	15	150,000	0	150,000	10,000.00
9950	PAVING	15	6	171,000	99,042	11,993	12,000.00
	TOTAL RESERVES			374,392	109,989	204,438	35,489.00