

WESTBROOK VILLAGE COMMUNITY ASSOCIATION, INC.

2018 Budget

December 14, 2017	2018 Income	2018 Expense	2017 Actual	2017 Budgeted	2017 Actual	2017 Budgeted
INCOME	Budget	Budget	Income	Income	Expense	Expense
Association Dues	\$57,219.00		\$57,219.00	\$57,216.00		
Interest /Transfer fees	\$400.00		\$117.00	\$400.00		
Recapture of Reserve Account		\$4,000.00	\$4,109.59	\$4,109.59		
Estimated Late Fees			\$0.00	\$0.00		
EXPENSES						
Insurance & Administrative Expense						
Association Liability Insurance		\$670.00			\$670.00	\$905.00
Office Supplies, envelopes						
Corporate Reporting Fee		\$0.00			\$10.00	\$10.00
Postage and Delivery						
State HOA Registration		\$50.00			\$50.00	\$0.00
HOA Annual Meeting Facility		\$25.00			\$25.00	\$25.00
Web Site		\$750.00			\$0.00	\$0.00
Bookeeping/Accounting						
Accounting & Tax Preparation		\$1,500.00			\$1,500.00	\$1,500.00
Landscape Maintenance						
Landscape Maintenance		\$26,267.00			\$25,043.00	\$25,016.00
Entry Planter Flowers north/south		\$400.00			\$1,628.00	\$1,450.00
Landscape/Plant/Tree Replacements		\$350.00			\$220.00	\$1,200.00
Tree Trimming/Fireblight mitigation		\$2,000.00			\$9,900.00	\$5,000.00
Tree/Stump Removal		\$500.00			\$0.00	\$0.00
Emerald Ash Bore/maple Treatments		\$2,300.00			\$0.00	\$2,300.00
Tree Spraying & Nutrient		\$1,800.00			\$1,764.00	\$2,650.00
Miscellaneous Expense						
HOA Summer Party		\$50.00			\$12.25	\$10.00
Flag Replacement		\$35.00			\$0.00	\$35.00
Repairs/Maintenance						
Sprinkler System Repairs/Inspection		\$1,000.00			\$2,285.00	\$750.00
HOA Fence Repairs		\$0.00			\$832.58	\$300.00
7 Regular Snow Removals		\$6,400.00			\$2,742.00	\$8,425.00
4 North Face Lots, 5X @ \$75/						
2018 Snow Contingency						
Utilities						
Common Electric		\$600.00			\$579.00	\$550.00
Irrigation Water 2 meters		\$12,000.00			\$13,695.25	\$10,000.00
Sub-Total	\$57,619.00	\$60,697.00				
New Dues Funds Needed	\$3,078.00					
Total Budget 2018	\$60,697.00	\$60,697.00	\$61,445.59	\$61,725.59	\$60,956.08	\$60,126.00
Dues Increase Required		<i>per month inc.</i>	<i>New total assessment/month</i>			
29 Lots, Blocks 1 & 2 (80%)	\$2,462.40	\$7.08	\$138.00			
17 Lots, Block 3 (20%)	\$615.60	\$3.02	\$60.00			