

**Billy Creek Lot Owners' Association, Inc.**  
**Approved Budget**  
**For Year January 1, 2025 Through December 31, 2025**

	Approved 2024 Budget	Actual Jan-Dec 2024	Approved 2025 Budget
<b>Income</b>			
Member Fees	\$115,437.17	\$109,111.17	\$124,144.26
Interest Income		\$25.42	
Miscellaneous Income			
Transfer from Reserve			
<b>Total Income</b>	<b>\$115,437.17</b>	<b>\$109,136.59</b>	<b>\$124,144.26</b>
<b>Expenses</b>			
Accounting/Tax Preparation	\$5,000.00	\$6,268.75	\$5,000.00
Bad Debt	\$500.00	\$0.00	\$500.00
Office Expenses/Bank Charges	\$1,300.00	\$1,391.26	\$1,300.00
Legal Fees	\$6,000.00	(\$2,832.70)	\$6,000.00
Taxes, Fees, Permits	\$61.25	\$61.25	\$61.25
Management Fees	\$10,161.27	\$9,879.00	\$10,669.33
Landscape Maintenance & Improvement	\$43,000.00	\$48,646.32	\$48,000.00
Individual Property Maintenance Compliance	\$3,600.00		\$3,600.00
Ditch/Lake/Preserve Maintenance	\$21,000.00	\$24,214.00	\$26,591.58
Entry/Fences/Signs/Irrigation	\$5,000.00	\$1,543.50	\$5,000.00
Drainage	\$3,100.00		\$3,100.00
Water	\$1,000.00	\$339.92	\$1,000.00
Electricity	\$1,000.00	\$982.95	\$1,000.00
Insurance	\$7,500.00	\$6,263.81	\$7,500.00
Reserve Transfer (Contingency)	\$7,214.65	\$8.98	\$4,822.10
State Tax (Penalties)		\$552.00	
US Income Tax		\$416.86	
<b>Total Expenses</b>	<b>\$115,437.17</b>	<b>\$97,735.90</b>	<b>\$124,144.26</b>
<b>Net Income (Loss) Before Taxes</b>	<b>0.00</b>	<b>11,400.69</b>	<b>0.00</b>

**Approved 2025 Fee Assessment @ \$67.35 per 1/10th Acre**

	\$67.35	Sq. Ft.	Fees
2025 Members Fee Assessment	\$67.35	8,029,205	\$124,144.26

**Billy Creek Lot Owners Association**  
**Approved Reserve Schedule**  
**For Year January 1, 2025 Through December 31, 2025**

	Replacement Cost	Projected Balance 12/31/2024	Est Life	Remain Life	Cost Per Year
Drainage	\$20,784.58	\$20,784.58	7	1	\$0.00
Emergency/Storm Fund	\$15,000.00	\$9,560.00	10	5	\$1,088.00
General Reserve	\$49,000.00	\$48,905.03	10	8	\$11.87
Signs	\$60,000.00	\$16,175.02	25	20	\$2,191.25
Irrigation Pumps	\$8,000.00	\$5,200.00	8	3	\$933.33
Irrigation Wells	\$12,000.00	\$3,035.29	20	15	\$597.65
<b>Total Reserves</b>	<b>\$164,784.58</b>	<b>\$103,659.92</b>			<b>\$4,822.10</b>