

WESTBOURNE HOMEOWNERS ASSOCIATION, INC.
INCOME/EXPENSE REPORT
2022

INCOME

Current Year Assessments	251,885.68
Collection from Other Fees/Past Due	58,372.26
Interest	72.47
TOTAL INCOME	\$ 310,330.41

EXPENSES

Utilities: Street Lights, Electricity, Water, Sewer, Telephone	49,743.91
Swimming Pool: Management, Supplies, Repairs	47,331.07
Property Management	42,000.00
Professional: Attorney, Accountant, Taxes	25,777.79
Landscape Contract	20,657.40
Patrol	20,000.00
Insurance	14,308.00
Communications: Meetings, Website, Mailouts	4,779.75
Repairs/Maintenance: Electrical, Landscaping, Entrance Signs	4,601.93
Pest Control	4,577.58
Vandalism	2,655.75
Bank Charges/Credit Card Fees	2,435.91
Activities	2,000.00
DR/Collection Enforcement	1,841.00
Bad Debt	1,612.08
Playground/Tennis Courts	1,055.91
TOTAL EXPENSES	\$ 245,378.08

TOTAL INCOME-EXPENSES \$ 64,952.33

**Statement of Outstanding Accounts Receivable
as of 12/31/2022**

2022 Assessment	12,850.00
2022 Late Fee	1,900.00
Past Due/Other Fees	52,360.00
Bankruptcy/Foreclosure	4,068.58
	\$ 71,178.58