

Willowlake Homeowners Association
2024 Final Budget

	G/L Acct No.	Year End 12/31/22	Yr-to-date Thru 09/30/23	Projected thru 12/31/23	2023 Budget	2024 Budget	Comments
ASSESSMENTS	41001	216,536.88	222,287.75	296,384	351,400	351,400	
ALLOW-UNCOLLECTED	41002	0.00	0.00	0	-5,044	-5,044	
ASSMTS PRIOR YEARS	41004	9,855.08	8,051.29	10,735	2,640	2,640	
ASSESSMENTS - Next Year	41006	121,550.88	3,392.76	4,524	0	0	
VOLUNTARY CONTRIBUTION	41020	724.67	767.12	1,023	1,200	1,200	\$25 Voluntary Fee
VOLUNTARY CONTRIBUTION - Next Year	41025	500.00	0.00	0	0	0	
GAZEBO RENTALS	42000	0.00	0.00	0	0	0	
COLLECTION FEE	43000	2,948.33	5,473.67	7,298	3,000	3,000	
DONATIONS	43050	0.00	1,050.00	1,400	0	0	
INTEREST CKG	43100	268.87	484.25	646	240	600	I-360
KEYS	43160	0.00	10.00	13	0	0	
LEGAL FEES	43300	6,289.15	13,837.59	18,450	6,000	9,000	I-3000
LATE FEES	43400	1,191.33	3,298.51	4,398	1,200	2,400	I-1200
LAWN FEES	43450	0.00	0.00	0	0	0	
MARKET DAY INCOME	43475	0.00	0.00	0	0	0	
MISCELLANEOUS INCOME	43500	-227.93	852.54	1,137	0	0	
POOL CARDS	43550	130	100	133	120	120	
CAPITAL FEE-NEW OWNER	43950	3,775	2,025	2,700	6,000	3,000	D-3000
INCOME		363,542.26	261,630.48	348,841	366,756	368,316	
ADMIN. EXPENSES							
AUDIT/TAX RETURN	62015	1,900.00	1,895.00	2,527	2,040	2,040	
BANK CHARGES	62020	60.00	40.00	53	60	60	
COPIES	62120	1,281.90	543.20	724	2,160	2,160	
CERTIFIED LETTERS	62121	0.00	0.00	0	0	1,980	*New (Seperated Cert Letters)
INSURANCE/PROPERTY& D&O	62130	16,157.00	17,462.00	23,283	17,820	18,600	I-780 (Includes 5% Increase)
MEETING EXPENSES	62155	0.00	0.00	0	120	120	
MANAGEMENT CONTRACT	62160	22,800.00	17,100.00	22,800	22,800	25,080	I-2280 (10% Increase)
OFFICE/MISCELLANEOUS	62200	7,615.35	2,857.31	3,810	7,020	5,040	
PROPERTY TAXES	62240	51.51	48.72	65	60	60	
POSTAGE	62285	3,216.67	2,114.11	2,819	3,120	3,120	
WEBSITE	62400	163.37	163.37	218	180	180	
TOTALS		53,245.80	42,223.71	56,298.29	55,380	58,440	
LEGAL FEES							
LEGAL - COLLECTIONS	62510	16,010.53	18,637.12	24,849	12,000	18,000	I-6000
LEGAL - CORPORATE	62520	320.00	55.00	73	900	900	
Totals		16,330.53	18,692.12	24,922.82	12,900	18,900	
UTILITY EXPENSES - COMMON AREAS							
ELECTRICITY - HOA - (06/30/25)	63200	20,403.76	18,298.38	24,398	21,000	24,300	I-3300 (Contract Confirmed)
WATER & SEWER (September)	63300	2,149.20	1,364.04	1,819	4,200	3,000	D-1200
TOTALS		22,552.96	19,662.42	26,216.56	25,200	27,300	
CONTRACTS-COMMON EXPENSES							
MOSQUITO ABATEMENT (April)	64125	2,195.26	1,646.08	2,195	3,900	3,900	
TRASH SERVICE (September 30th)	64130	68,817.56	53,864.64	71,820	72,000	72,000	(Contract Confirmed)
PATROL CONTRACT	64160	17,399.40	0.00	0	0	0	*Moved to Flock
CAMERAS-FLOCK	64165	17,589.60	15,321.60	20,429	15,600	15,600	
TOTALS		106,001.82	70,832.32	94,443.09	91,500	91,500	
COMMON AREA EXPENSES							
LANDSCAPE CONTRACT	64225	31,176.00	23,538	31,384	33,060	33,060	(Contract Confirmed)
LANDSCAPE EXTRAS-HOA	64230	15,086.00	14,376.36	19,168	12,000	12,000	
OTHER REPAIRS-COMMON AREAS	64240	350.00	2,420.00	3,227	1,500	1,500	
PLAYGROUND	64245	0.00	0.00	0	600	600	
SIGNS	64300	489.76	0.00	0	600	600	
IRRIGATION REPAIRS	64340	0.00	0.00	0	1,500	1,500	
VANDALISM	64370	170.00	0.00	0	600	600	
Totals		47,271.76	40,334.24	53,778.99	49,860	49,860	

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PARK/LAKE EXPENSES							
ELECTRICITY - PARK - (06/30/25)	65110	2,020.70	1,694.97	2,260	2,220	2,400	PARK (I-180) Contract Confirmed
GAZEBO REPAIRS	65115	0.00	833.12	1,111	900	900	PARK
LAKE MAINT CONTRACT - (October 1st)	65120	3,621.05	2,922.75	3,897	3,900	4,020	PARK (I-120) Contract Confirmed
LAKE RPRS/REMEDICATION	65125	1,330.70	655.00	873	3,000	3,000	PARK
LANDSCAPE CONTRACT-PARK	65130	20,784.00	15,691.92	20,923	22,080	22,080	PARK (Contract Confirmed)
LANDSCAPE EXTRAS-PARK	65135	750.00	1,000.00	1,333	3,000	3,000	PARK
PARK EXPENSES-OTHER RPRS	65140	1,020.00	1,320.66	1,761	1,500	1,500	PARK
IRRIGATION RPRS-PARK/LAKE	65150	1,331.50	0.00	0	1,800	1,200	PARK (D-500)
WATER & SEWER-PARK (September)	65180	13,554.67	3,472.09	4,629	10,200	10,200	PARK
WELL PERMIT	65190	106.69	86.00	115	120	120	PARK
TOTALS		44,519.31	27,676.51	36,902.01	48,720	48,420	
POOL EXPENSES							
ELECTRICITY - POOL - (06/30/25)	65210	6,150.72	3,855.44	5,141	6,240	6,240	POOL (Contract Confirmed)
PERMIT	65215	0.00	0.00	0	204	204	POOL
POOL CONTRACT - (07/31/24)	65220	15,717.96	11,788.47	15,718	15,720	15,720	POOL (Contract Confirmed thru 7/24)
POOL CARDS	65225	322.38	165.78	221	600	600	POOL
POOL GATE REPAIRS	65230	0.00	0.00	0	660	660	POOL
POOL HOUSE	65235	6,085.00	5,315.00	7,087	5,700	6,540	POOL (I-840)
POOL REPAIRS/SUPPLIES	65240	6,653.10	5,300.90	7,068	6,000	6,000	POOL
POOL 911 PHONE/GATE	65250	1,997.85	2,257.69	3,010	1,620	2,640	POOL (I-1020) *Try and Reduce
SURVEILLANCE CAMERAS/INTERNET	65260	1,224.11	970.43	1,294	1,500	1,500	POOL
WATER & SEWER-POOL (September)	65280	6,800.57	2,420.93	3,228	7,200	7,200	POOL
TOTALS		44,951.69	32,074.64	42,766.20	45,444	47,304	
OTHER EXPENSES							
COMMUNITY EVENTS	67800	4,180.41	2,652.27	3,536	2,160	2,400	I-240
DEED-FORCE COMPLIANCE	67810	0.00	0.00	0	300	300	
TOTALS		4,180.41	2,652.27	3,536.36	2,460	2,700	
RESERVES							
CONTRIBUTION TO RESERVES	70000	24,264.00	29,292.00	39,056	29,292	20,892	D-8400
YEAR END RESERVE XFER	70001	442.72	0.00	0	0	0	
CAPITAL FEE-NEW OWNER	70010	3,775.00	2,025.00	2,700	6,000	3,000	D-3000
TOTALS		28,481.72	31,317.00	41,756	35,292	23,892	
TOTAL EXPENSES		367,536.00	285,465.23	380,620	366,756	368,316	
CASH FLOW		-3,993.74	-23,834.75	-31,780	0	0	