

**Windsor Walk Homeowners' Association
Approved Budget 2022**

INCOME

6000 - Owner Assessments	\$168,840.00	\$105.00 per month
6020 - Reserve Income	\$0.00	
TOTAL INCOME	\$168,840.00	

EXPENSE

ADMINISTRATIVE

7005 - Accounting Fees	\$800.00
7012 - Bad Debt	\$0.00
7015 - Bank Charges	\$350.00
7045 - Legal Fees	\$1,535.00
7050 - License, Taxes, Permit	\$115.00
7053 - Corporate Annual Report	\$62.00
7075 - Office Supplies	\$600.00
7081 - Printing and Postage	\$2,500.00
7090 - Secure Document Storage Fee	\$600.00
TOTAL ADMINISTRATIVE	\$6,562.00

INSURANCE

7230 - Multi-Peril Insurance	\$8,365.15
7263 - Workers Comp Insurance	\$633.85
TOTAL INSURANCE	\$8,999.00

UTILITIES

7450 - Electricity	\$20,000.00
7470 - Water and Sewer	\$4,000.00
TOTAL UTILITIES	\$24,000.00

CONTRACTS

8010 - Alarm Services	\$4,865.00
8050 - Fire Alarm System	\$0.00
8075 - Janitorial Service	\$9,600.00
8079 - Tree Trimming	\$5,484.00
8082 - Internet Access	\$1,730.00
8090 - Lawn Maintenance	\$25,800.00
8100 - Management Services	\$13,200.00
8101 - Maintenance Services	\$3,000.00
8102 - Pool Cleaning and Chemicals	\$5,400.00
8127 - Pressure Cleaning	\$1,700.00
8155 - Trash Removal	\$17,000.00
TOTAL CONTRACTS	\$87,779.00

REPAIRS AND MAINTENANCE

9012 - Pool Furniture and Maintenance	\$1,000.00
9043 - Repairs/Maintenance	\$7,000.00
9095 - Pool Repairs-Filter/Pump	\$1,000.00
9106 - Sewer-Water Meter	\$3,000.00
9108 - Road Maintenance	\$7,000.00
9110 - Repair/Maintenance-Roof	\$1,000.00
9126 - Repair/Maintenance-Wall and Fence	\$5,000.00
9130 - Fertilization/Chemicals	\$300.00
9135 - Landscape Improvements	\$1,500.00
9137 - Landscaping/Irrigation	\$5,000.00
9166 - Mulch/Soil Common Areas	\$1,200.00
9170 - Miscellaneous	\$500.00
TOTAL REPAIRS AND MAINTENANCE	\$ 33,500.00

RESERVE TRANSFERS

9200 - Reserve Transfers	\$8,000.00
TOTAL RESERVE TRANSFERS	\$8,000.00

TOTAL EXPENSES	\$168,840.00
Current Year Net Income/(Loss)	\$0.00