

	A	B	C	D	E	F	G	H	I	
1	WOODLAND VALLEY RANCH PROPERTY OWNERS ASSOCIATION									
2	Proposed Budget / Income & Expense Analysis									
3										
4						Calender Year 2018				Year to Date
5	Effective (JULY 31, 2018) <input type="text"/>					Budgeted				Actual Income
6	INCOME									
7	Owners Association Dues				\$	175,000.00		\$	163,718.03	
8	Late Fees				\$	5,000.00		\$	4,104.00	
9	Bank Account Interest				\$	100.00		\$	94.58	
10			TOTAL INCOME		\$	180,100.00		\$	167,916.61	
11	Expenditures									
12	ADMINISTRATIVE EXPENSES									
13	TRT Management Fees				\$	4,200.00		\$	2,850.00	
14	ACC Report								\$ 10.00	
15	Postage & Shipping				\$	1,250.00		\$	1,138.54	
16	Printing and Copies				\$	2,500.00		\$	2,387.50	
17	Office Supplies					\$ 600.00			\$ 385.70	
18	Delinquent Letters								\$ 196.00	
19	Office Expense (Statements)				\$	1,100.00		\$	920.00	
20	Bank Charges					\$ 120.00			\$ 20.00	
21	Board Meeting Expenses				\$	500.00		\$	1,476.25	
22	Board Meeting Travel Mileage				\$	3,000.00		\$	293.67	
23	WVR Road Inspections				\$	200.00		\$	877.15	
24	Web-Site Maintenance				\$	150.00				
25	Accounting Fees				\$	300.00		\$	300.00	
26	Legal Fees				\$	10,000.00		\$	8,077.50	
27	Misc Administrative Fees				\$	100.00		\$	194.02	
28			SUBTOTAL		\$	24,020.00		\$	19,126.33	
29										
30	WVR ROAD EXPENSES									
31	Annual Grading Contract				\$	48,000.00		\$	2,280.00	
32	General Repairs				\$	10,000.00		\$	98.87	
33	Culvert Installation/Repairs				\$	13,500.00				
34	Gate/Cattle Guard Maintenance				\$	2,500.00				
35	Emergency/Washout Repairs				\$	10,000.00		\$	190.00	
36	Long-Term Improvements				\$	25,000.00		\$	6,000.00	
37			SUBTOTAL		\$	109,000.00		\$	8,568.87	
38										
39	GENERAL EXPENDITURES									
40	WVR Well Maintenance				\$	1,000.00		\$	571.01	
41	WVR Road & Entrance Signs				\$	8,500.00		\$	2,154.10	
42	Miscellaneous				\$	1,200.00				
43			SUBTOTAL		\$	10,700.00		\$	2,725.11	
44										
45	TAXES & INSURANCE									
46	State Taxes				\$	50.00		\$	50.00	

	A	B	C	D	E	F	G	H	I
47	Property & Liability Insurance				\$	850.00			
48				SUBTOTAL	\$	900.00		\$	50.00
49						Budgeted		Expenses to Date	
50	TOTAL BUDGET / EXPENSES				\$	144,620.00		\$	30,470.31
51									
52	NET INCOME TO DATE							\$	137,446.30
53									
54						Current			
55	CASH FLOW ACCOUNTS								
56	Primary Checking Account					211,790.21		\$	217,391.61
57	Emergency Reserve Account					40,084.14		\$	40,097.20
58	TOTAL / Primary & Reserve					251,874.35		\$	257,488.81
59									
60	BALANCE SUMMARY								
61	Assets (Cash Flow Available)					240,406.32			
62	Prepaid Assesments					11,468.03			
63	TOTAL OPERATING FUNDS					251,874.35			
64									
65	RESERVE FUNDS								
66	Beginning January 1, 2018					25,025.03			
67	Ending December 31, 2018					40,084.14			

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