

WOODLAKE ASSOCIATION, INC.

88 UNITS

JANUARY 1, 2023- DECEMBER 31, 2023 APPROVED BUDGET

Budget Approved 11/17/22

ACCT	REVENUE	2022 ANNUAL	2023 APPROVED ANNUAL	APPROVED MONTHLY AMOUNT
4010	Unit Maintenance Fees	\$480,320	\$569,839	\$47,487
	Special Assessment		\$118,000	\$9,833
	TOTAL REVENUE	\$480,320	\$687,839	\$57,320
	OPERATING EXPENSES			
5010	Administrative/Office	\$4,100	\$3,200	\$267
	Boxes/Storage (15) \$45 per box	\$0	\$675	\$56
5015	Coupon	\$660	\$748	\$62
5020	Web	\$595	\$595	\$50
5300	Insurance	\$117,200	\$191,315	\$15,943
5400	Lawn Contract	\$31,920	\$33,400	\$2,783
5410	Landscaping/Plants	\$1,000	\$0	\$0
5420	Grounds Repair & Maint	\$2,000	\$0	\$0
5430	Sprinklers	\$3,000	\$1,500	\$125
5440	Tree Trimming	\$9,000	\$13,000	\$1,083
5600	Divisions Fees/DBPR Reporting	\$100	\$452	\$38
5610	Permits & Licenses	\$300	\$300	\$25
5620	Florida Annual Corp Fees	\$80	\$80	\$7
5800	Management Fee	\$15,840	\$16,788	\$1,399
5910	Audit / Tax Prep	\$425	\$475	\$40
5900	Legal Fees	\$1,500	\$2,000	\$167
6100	Building Maintenance & Repair	\$25,000	\$25,000	\$2,083
6110	Handyman Services / Janitorial	\$5,000	\$5,000	\$417
6120	Fire Protection	\$500	\$500	\$42
6130	Pest Control	\$500	\$350	\$29
6140	Termite/Treatment Plan	\$9,000	\$9,000	\$750
6150	Rodent Traps	\$4,000	\$2,112	\$176
6200	Pool Contract	\$7,000	\$7,800	\$650
6210	Pool Security System (FOB)	\$1,000	\$750	\$63
7000	Electric-Common Areas	\$14,000	\$17,400	\$1,450
7001	Water	\$54,500	\$54,900	\$4,575
7002	Storm Water	\$15,600	\$14,363	\$1,197
7003	Sewer	\$67,300	\$67,300	\$5,608
7004	Trash	\$35,400	\$34,300	\$2,858
7005	Cable/Internet	\$800	\$828	\$69
7900	Bad Debt	\$3,000	\$3,000	\$250
	TOTAL OPERATING EXPENSES	\$430,320	\$507,131	\$42,261
	RESERVES			
9100	Reserves - Pooled	\$50,000	\$67,015	\$5,585
	Reserves - Loan Payment 5yrs	\$0	\$113,693	\$9,474
	TOTAL RESERVES	\$50,000	\$180,708	\$15,059
	TOTAL EXPENSES	\$480,320	\$687,839	\$57,320

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