

# Lake Forrest Homeowners Association

## 2011 Budget (Stabilized)

### Income

Assessment Income	\$	66,000.00
Interest Income	\$	3,750.00
Late fees	\$	2,000.00
Legal Income	\$	2,500.00
Other Income	\$	33,000.00
Mowing Charges	\$	2,500.00
<b>Total Income</b>	<b>\$</b>	<b>109,750.00</b>

### Expenses

Audit/Accounting fees	\$	2,500.00
Bad Debt/Foreclosures	\$	17,750.00
Computer and Internet Expenses	\$	250.00
Insurance Expense	\$	5,200.00
Landscape Maint. Contract	\$	28,000.00
Landscaping Repair& Replacement	\$	6,000.00
Legal fees; collections	\$	4,000.00
Management Extras	\$	3,500.00
Office Supplies	\$	150.00
Pond Maintenance	\$	5,000.00
Postage	\$	500.00
Holiday Decorations	\$	1,500.00
Professional Fees	\$	1,500.00
Property Management Fees	\$	17,400.00
Recording and Filing Fees	\$	50.00
Repairs and Maintenance	\$	1,750.00
Sprinkler System	\$	1,850.00
Tax Preparation	\$	300.00
Utilities		
Electricity	\$	2,450.00
Water	\$	600.00
Vacant Lot Maint.	\$	9,500.00
<b>Total Expenses</b>	<b>\$</b>	<b>109,750.00</b>
<b>Annual Assessment</b>	<b>\$</b>	<b>300.00</b>