

WPCA Budget for CY17

Budget CY17 Actual CY16 Budget CY16 Actual CY 15 Budget CY15

Income					
	plus projected Dec				
Monthly Fees Scheduled	\$226,800	\$235,900	\$226,800	\$211,698	\$205,920
Permanent Working Capital Fund	\$300	\$1,008	\$300	\$918	\$700
Special Assessments	\$0		\$0		\$0
Arrears Collections	\$25,000		\$25,000		\$31,833
Total Income Requirement	\$252,100	\$236,908	\$252,100	\$212,616	\$238,453
Expense					
Automobile Expense	\$600	\$600	\$600	\$600	\$600
Bank Service Charges	\$75	\$15	\$75	\$90	\$75
Clubhouse Cleaning	\$2,400	\$2,266	\$2,400	\$2,432	\$0
Collection Fee	\$4,000	\$11,804	\$4,000	\$3,440	\$7,000
Community Events	\$400	\$0	\$400	\$396	
Equipment Rental	\$200	\$0	\$200	\$0	\$500
Facility Repairs:					
Preventative Maintenance	\$2,000	\$3,700	\$6,000	\$5,000	\$7,000
Building Repairs	\$15,000	\$14,795	\$15,000	\$14,171	\$18,930
Dog Park		\$2,471			
Gutters		\$20		\$4,150	
Lighting	\$8,000	\$3,692	\$6,000	\$6,837	\$2,602
Plumbing Repairs	\$6,000	\$3,837	\$3,800	\$2,989	\$3,590
Pool Maintenance	\$8,440	\$2,406	\$6,000	\$5,709	\$1,850
Railing	\$0	\$37	\$0	\$0	\$0
Roof	\$500	\$0	\$500	\$400	\$120
Sidewalks	\$1,200	\$15,876	\$8,000	\$0	\$0
Signage	\$100	\$0	\$240	\$3,447	\$0
Street	\$2,000	\$17,600	\$2,000	\$1,021	\$5,540
Total Facility Repairs	\$43,240	\$64,434	\$47,540	\$43,724	\$39,632
Insurance	\$25,000	\$26,634	\$25,000	\$22,824	\$20,000
Audit	\$2,000	\$0	\$0	\$0	\$0
Interest on Loan	\$2,300	\$2,949	\$2,300	\$3,627	\$3,108
Management Fee	\$30,000	\$30,300	\$30,000	\$30,500	\$27,000
Newsletter Reproduction/Website	\$1,200	\$1,961	\$1,200	\$424	\$0
Office Supplies	\$700	\$406	\$700	\$1,349	\$1,356
Pest/Termite Control	\$1,500	\$1,364	\$1,500	\$1,244	\$1,445
Postage and Delivery	\$500	\$196	\$500	\$741	\$1,310
Printing and Reproduction	\$300	\$127	\$300	\$41	\$417
Professional Fees	\$3,000	\$5,750	\$3,000	\$2,220	\$2,400
Security	\$7,200	\$7,200	\$7,200	\$7,450	\$7,775
Telephone	\$1,300	\$1,317	\$1,300	\$1,523	\$1,800
Tools	\$0	\$0	\$0		\$56
Trash Removal:					
Commercial	\$7,200	\$7,870	\$7,200	\$7,980	\$8,400

Non-Commercial	\$1,500	\$1,800	\$1,500	\$1,467	\$300
Total Trash Removal	\$8,700	\$9,670	\$8,700	\$9,446	\$8,700
Travel	\$0	\$672	\$0	\$0	\$0
Uniform Expense	\$0	\$0	\$0	\$0	\$152
Utilities:					
Electric	\$8,200	\$7,308	\$8,200	\$8,017	\$6,711
Water	\$46,000	\$53,857	\$46,000	\$47,353	\$42,939
Total Utilities	\$54,200	\$61,165	\$54,200	\$55,370	\$49,650
Yard Care:					
Lawn Maintenance	\$26,500	\$26,407	\$26,500	\$27,006	\$30,900
Fence Repairs	\$4,000	\$0	\$2,000	\$0	\$7,000
Tree Maintenance	\$4,000	\$4,400	\$4,000	\$3,000	\$0
Total Yard Care	\$34,500	\$30,807	\$32,500	\$30,006	\$37,900
Total Expenses	\$223,315	\$258,965	\$223,615	\$217,447	\$210,876

Other Cash Needs					
Management Reserve	\$3,785		\$3,785		\$4,118
Insurance recovery		-\$9,662			
Insurance Reserve	\$0		\$0		\$0
Current Year Delinquencies	\$0		\$0		\$0
Cash Reserve Account	\$10,000		\$10,000		\$10,000
Principle Debt Reduction	\$15,000	\$12,104	\$13,000	\$12,939	\$13,458
Property Improvements	\$0		\$1,500		
Web Page Development	\$0		\$1,000		
Tennis Court	\$0		\$0		\$0
Painting	\$0		\$0		\$0
Dog Park	\$0		\$500		
Dryer Vents	\$0		\$0		\$0
Total Property Improvements	\$0		\$1,500		\$0
Total Other Cash Needs	\$28,785	\$2,442	\$29,785	\$12,939	\$27,576

Total Expenses and Cash needs	\$252,100	\$261,407	\$253,400	\$230,386	\$238,452
Increase (Decrease) in Cash	\$0	-\$24,499	-\$1,300	-\$17,770	\$1