

**WISSLER RANCH HOA**  
**Proposed**  
**2009 BUDGET**

**INCOME**

Membership Dues (\$165 X 133)	\$21,945.00
Late Fees	0.00
Legal Fees	0.00
Water Overage Fees	0.00
Miscellaneous Income	0.00

Income Carried Forward – approximate (based on 12/31/08 bank statement) 37,000.00

TOTAL INCOME \$58,945.00

**EXPENSE**

**Administrative Expenses**

Audit	\$1,500.00
Bank Charges	0.00
Insurance	1,150.00
Legal Fees	1,000.00
Meeting Room Rental	70.00
Postage	300.00
Printing & Reproduction	300.00
Website	700.00
Welcome Committee	200.00

**Common Area Maintenance & Improvements**

Maintenance of Entrance Ways (Monthly: April - Sept.)	2,000.00
Mowing of Common Area	3,400.00
Weed Control of Common Area (4 treatments @ \$650 ea.)	2,600.00
Forest Service Analysis	600.00
Snow Removal	700.00

**Utilities**

Mountain View Electric (street lights & mailbox area lighting)	3,800.00
Water Board Fees	1,570.00
Meter Reading (postcard, postage)	160.00

**Capital Reserve Fund (separate account)** 6,000.00

**Contingency**

Insurance Deductible	1,000.00
----------------------	----------

TOTAL EXPENSES \$27,050.00

**BALANCE (Income Less Expenses)** \$ 31,895.00