

Knolls Estates
2025 Budget

Account Name	2025 Budget
Income	
4017: KE Water	\$45,000.00
4018: KE Base rate water	\$19,000.00
4019: KE Water Line Maint.	\$18,500.00
4210: Late Fee	\$400.00
4215: NSF Fees Collected	
4220: Non Compliance Fee	\$150.00
4600: HOA Dues	\$111,600.00
4651: Interest on KE MMA	\$30.00
4652: Interest on KE CD	\$8,000.00
Other Income:Existing Money Market for reserve repairs	\$50,000.00
Total Budgeted Operating Income	\$252,680.00
Expenses	
5000: MAINTENANCE & PROJECTS	
5016: Common Areas Upkeep & Weed Control	\$37,000.00
5017: Common #1 & #6 Entrance Sign & Park/Gazebo Upkeep	\$4,500.00
5019: Equipment Maintenance Usage & Rentals	\$8,000.00
5020: New Maintenance Equipment	\$5,000.00
5021: Maintenance Supplies	\$4,000.00
5022: Projects	\$10,000.00
5018: KE - Street Sweeping Services	\$1,500.00
5080: Electrical repair	\$500.00
5087: Backflow Testing	\$300.00
Total 5000: MAINTENANCE & PROJECTS	\$70,800.00
6000: UTILITIES	
6010: Electricity	\$2,550.00
6017: KE Water	\$29,000.00
6018: Base Rate Water	
6019: Water for Common Areas	\$700.00
Total 6000: UTILITIES	\$32,250.00
7000: ADMINISTRATIVE	
7010: Management Fees	\$20,400.00
7020: Bank Fees	\$150.00
7030: Insurance	\$4,000.00
7035: Postage, Office & Misc Supplies	\$1,500.00
7036: Post Office Box fee	\$180.00
7039: Signs, Posters & Board Expenses	\$2,100.00
7040: Property Tax	80.00
7056: Welcome Committee & Supplies	\$1,000.00
7057: Social Committee Expenses	\$2,000.00
7060: Legal Expenses - Watkinson Laird	\$2,000.00
7066: CPA Accounting Expenses & Audits	\$750.00

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7071: KE State of OR Corp Division

\$50.00

7076: Website hosting fee

\$1,000.00

Account Name	2025 Budget
Total 7000: ADMINISTRATIVE	\$35,210.00
Other Expenses: Reserves	
Crack Sealing & Road Sealing	\$20,000.00
600ft of Culver E of Divot	
Mobilization of crews & equipment.	\$16,500.00
Grind existing failed asphalt & Excavate for 4" asphalt	\$14,000.00
Fine grade, compact base rock & prep for new asphalt	\$17,000.00
Place 4" of compacted asphalt	\$18,500.00
Total Other Expense: Reserves	\$86,000.00
Total Operating Expense	\$224,260.00
Total Income	\$252,680.00
Total Expense	\$224,260.00
Net Income	\$28,420.00