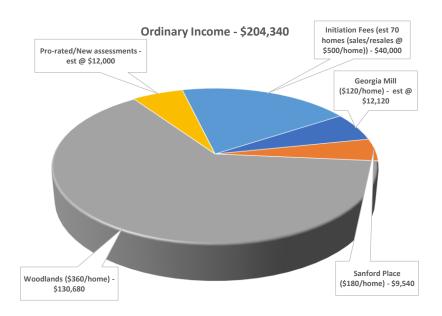
WHOA Proposed Budget for Period January 1 - December 31, 2022 (drafted November 1, 2021)

Ordinary Income/Expenses

Ordinary Income/Expenses		Annual		
Description	Lots	Annual Assessment	Pronosed	
Georgia Mill (\$160*75%)	101	\$120	\$12,120	
Sandford Place (\$180)	53	\$180	\$9,540	
Woodlands (\$360)	363	\$360	\$130,680	
Woodlands (estimated pro-rated/ new		7	+ = = = , = = =	
assessments)			\$12,000	
Initiation Fees - Estimate 70 homes			, ,	
(sales/resales @\$500/home)			\$40,000	
Ordinary Income		•	\$204,340	\$204,340
Expenses				
Delinquencies (*Liens will be initiated)				
Sanford Place deliquencies (2%)*	1	\$180	\$180	
Woodlands delinquencies (2%)*	7	\$360	\$2,520	
Subtotal Delinquencies			\$2,700	\$2,700
Landscaping				
Flowers (Seasonal Color Woodlands En	tr Hwy 127)		\$800	
Irrigation Repairs			\$1,500	
Lawn Care			\$60,396	
Pinestraw/Mulch			\$21,743	
Repair - Landscape Lighting			\$500	
Retention Pond/Common Area Mainter	nance		\$5,600	
Total Landscaping			\$90,539	\$90,539
Halliston				
Utilities			¢2.4F0	
Electricity			\$3,450	
Gas Sewer			\$2,520 \$1,200	
Water, Sewer, Sanitation			\$2,500	
Total Utilities		•		\$9,670
Total Othitles			\$9,670	39,070
Administrative Expenses				
Management Fees			\$15,000	
Accounting Services			\$4,000	
Bank Charges			\$1,100	
Annual Registrations			\$394	
Insurance			\$4,000	
Office Supplies			\$1,000	
Postal Services			\$950	
Total Administrative		•	\$26,444	\$26,444
Miscellaneous Expenses				
Janitorial Services			\$8,320	
Bathroom Supplies			\$1,200	
Cleaning Supplies			\$1,200	
Facility Maintenance (Pavilions/Guard S	Shacks)		\$1,200	
Entrance-Seasonal Decorations			\$1,600	
Fence Repairs/Maintenance			\$500	
Total Miscellaneous Expenses			\$14,020	\$14,020
Poconio				
Reserve Reserve Legal Services			\$7,000	
Reserve Facility/ Common Area Mainte	nance		\$7,000 \$6,097	
Reserve Miscellaneous/Unallocated	nance		\$6,097	
Reserve Fence Replacement (est'd 202)	5)		\$29,241	
Reserve Storm Water System Maint (es	-		\$12,533	
Total Reserve		•	\$60,967	\$60,967
Total Expenses				\$204,340
				,,• .•

Net Income \$0

WHOA Proposed Budget for Period January 1 - December 31, 2022 (drafted November 1, 2021)



Expenses - \$204,340

