

Revised as of:  
 Approved WCA BOD Meeting 10-11-07

6-Feb-08

**WESTCHASE COMMUNITY ASSOCIATION, INC.**  
**APPROVED 2008 BUDGET**  
**1/1/2008 THRU 12/31/2008**

Acct. #	Description	2006 Actual YTD	2007 Budget	2007 Actual - 1/1/07-7/31/07	2007 Projected at Year End	2008 Approved Budget
	<b>REVENUE</b>					
3100	Annual Assessments	\$ 713,195	\$ 980,786	\$ 572,131	\$ 980,786	\$ 1,114,197
3301	Masters Swimming Program	-	-	5,298	7,950	8,640
3302	Tri-Gals Swimming Program	-	-	1,010	3,600	4,200
3303	Competitive Swimming Program	-	-	20,164	36,000	43,500
3304	Little Flippers Swimming Program	-	-	2,555	4,100	4,200
3305	Private Swimming Lessons	-	-	4,162	5,750	5,400
3306	Group Swimming Lessons	-	-	13,280	18,200	18,900
3307	Kids & Company Contract Program	-	-	408	408	-
3308	Kidz Art Contract Program	-	-	2,404	4,100	4,200
3311	Youth Tennis Academy Program	-	-	27,067	46,500	49,200
3312	Adult Tennis Clinics	-	-	3,749	6,420	6,420
3313	Private Tennis Lessons	-	-	3,809	6,000	6,600
3314	Tennis Camp Programs	-	-	15,718	16,500	16,800
3317	Tennis Social Programs	-	-	490	840	900
3318	Water Aerobics Programs	-	-	360	700	720
3353	Tennis Special Events/Sponsorships	40	1,200	225	300	360
3354	Swim Team Special Events	7,441	4,020	415	-	-
3360	S&T Summer Camp Programs	-	40,560	44,559	59,415	55,908
3370	Other S&T Program Revenue	154,080	180,000	80	80	2,460
	<b>OTHER REVENUE:</b>					
3372	S&T Community Rental Room Fees	\$ 5,912	\$ 5,040	\$ 6,400	\$ 8,900	\$ 9,000
3373	Harbor Links Mailings	432	540	318	540	540
3400	Interest - Operating	15,196	15,000	14,815	20,400	20,400
3450	Interest - Reserve	4,332	3,000	3,359	4,500	4,800
3500	Late Fees	8,216	9,600	10,143	11,100	11,004
3550	Capital Contribution	24,300	40,020	19,080	30,710	54,000
3700	Violation/Fines	13,975	7,500	18,119	20,750	18,000
3900	Other-Miscellaneous	381	-	12	12	-
3910	Legal Recovery	3,330	5,040	3,271	4,200	4,200
	<b>Total Revenue:</b>	<b>\$ 950,830</b>	<b>\$ 1,292,306</b>	<b>\$ 793,401</b>	<b>\$ 1,298,761</b>	<b>\$ 1,464,549</b>
	<b>EXPENSES</b>					
	<b>ADMINISTRATIVE</b>					
4006	Management/Accounting Fees	\$ 199,824	\$ 180,120	\$ 105,605	\$ 180,120	\$ 242,004
4007	Administrative Payroll	-	44,100	23,331	40,000	-
4013	Postage & Reproduction Expenses	18,975	11,820	5,845	10,275	11,400
4014	Office Supplies	9,960	13,200	4,333	8,100	9,000
4016	Office Equipment Maintenance/Repair	598	2,700	319	500	780
4017	Office Equipment	2,850	2,700	2,040	3,100	15,804
4018	On-Site Office Space	-	20,040	2,445	20,000	80,004

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4020	On-Site Telephone/Fax/Internet	4,319	4,320	2,628	4,250	4,620
4024	Maintenance of Violations	-	-	-	-	996
4027	Guidelines & CC&R's	11,723	15,600	3,738	12,405	12,720
4028	Website Committee	690	600	255	500	3,504
4035	Garage Sale Expenses	501	900	246	500	504
4041	Other Committees	95	540	225	500	1,788
4043	Welcome Committee	4,022	7,200	2,475	4,500	7,200
4044	Voting Members	9,151	9,300	2,025	6,500	7,500
4045	Harbor Links Mailings	460	540	372	540	540
4048	Government Affairs Committee	-	480	-	-	-
4050	Annual Corporate Report Fee	61	72	61	61	72
4052	Licenses & Permits	582	960	735	850	960
4054	Association Memberships	18	120	-	120	120
4056	Bad Debt	83	480	230	480	504
4065	Professional Fees - Other	26,322	15,720	8,295	14,230	21,000
4074	Professional Fees - Audit	6,000	6,480	6,000	6,480	6,480
4076	Professional Fees - Legal	34,079	48,000	26,449	45,350	50,004
4078	Professional Fees-Legal/Violations	7,668	8,400	10,741	15,750	16,200
4090	Insurance - Property & Liability	83,383	115,800	52,152	83,570	88,380
4093	Insurance - D&O	3,100	3,000	2,844	6,025	6,720
	<b>Total Administrative</b>	<b>\$ 424,464</b>	<b>\$ 513,192</b>	<b>\$ 263,389</b>	<b>\$ 464,706</b>	<b>\$588,804</b>
	<b>S&amp;T CENTER FACILITIES</b>					
4160	Payroll - S&T	\$ 185,066	\$ 232,620	\$ 120,220	\$ 215,100	\$248,292
4164	Staff Development	1,449	1,800	113	1,000	1,020
4201	Supplies - S&T	12,358	16,800	7,320	12,500	14,400
4203	Background Checks/Vendors	285	540	297	550	540
4216	Telephone/Fax/Internet - S&T	4,915	5,100	2,708	5,100	5,700
4217	Janitorial Contract	15,138	15,480	10,465	17,855	17,856
5000	Equipment - S&T	5,839	10,200	5,420	9,600	10,980
5001	Repairs & Maintenance - S&T	13,832	18,000	4,563	24,500	18,000
5005	Electrical & Lighting Repairs	10,098	12,000	3,048	6,000	10,500
5206	Pest Control - S&T	635	1,320	340	1,440	1,440
5210	Sign Maintenance	2,529	2,040	46	500	1,800
5211	Pool Supplies	17,227	24,000	12,131	20,750	21,000
5212	Pool Equipment/Maintenance	4,319	4,200	97	1,800	6,780
5213	Tennis Court Maintenance	1,993	3,000	-	250	1,200
5215	Tennis Equipment/Supplies	6,042	6,000	2,564	4,300	6,300
5220	Grounds/Maintenance - S&T	450	11,100	2,758	14,750	18,180
5221	Capital Improvements	17,108	40,092	-	40,000	75,000
	<b>Total S&amp;T Facilities</b>	<b>\$ 299,283</b>	<b>\$ 404,292</b>	<b>\$ 172,090</b>	<b>\$ 375,995</b>	<b>\$ 458,988</b>

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	<b><u>S&amp;T PROGRAMS</u></b>					
6018	Tennis Special Events/Sponsorships	\$ -	\$ 1,200	\$ 299	\$ 300	\$ 600
6019	Swim Team Special Events	14,196	4,020	-	-	-
6020	S&T Programs	180,848	165,600	14,912	26,750	38,820
6021	Summer Camp Program	-	34,920	24,823	32,875	37,344
6025	Masters Swimming Program	-	-	2,514	4,300	7,380
6026	Tri-Gals Swimming Program	-	-	-	-	1,920
6027	Competitive Swimming Program	-	-	11,266	25,500	39,900
6028	Little Flippers Swimming Program	-	-	-	-	2,064
6029	Private Swimming Lessons	-	-	2,769	4,750	5,100
6030	Group Swimming Lessons	-	-	2,601	4,300	4,992
6031	Kids & Company Contract Program	-	-	136	136	-
6032	Kidz Art Contract Program	-	-	1,798	1,800	4,200
6035	Youth Tennis Academy Program	-	-	28,874	49,500	42,960
6036	Adult Tennis Clinics	-	-	3,674	5,700	6,060
6037	Private Tennis Lessons	-	-	3,292	5,500	5,340
6038	Tennis Camps Program	-	-	13,781	14,785	15,420
6041	Tennis Socials Program	-	-	937	900	840
6042	Water Aerobics Program	-	-	-	-	-
6043	Social Programs	-	-	-	-	5,004
	<b>Total S&amp;T Programs</b>	<b>\$ 195,044</b>	<b>\$ 205,740</b>	<b>\$ 111,676</b>	<b>\$ 177,096</b>	<b>\$ 217,944</b>
	<b><u>UTILITIES</u></b>					
7001	Electricity	48,020	\$ 47,880	\$ 29,329	\$ 50,230	\$ 54,180
7005	Natural Gas	240	540	224	372	384
7012	Water & Sewer	10,874	11,340	7,205	12,245	12,660
7018	Trash Removal	4,771.00	5,100	3,138	4,920	5,280
	<b>Total Utilities</b>	<b>\$ 63,905</b>	<b>\$ 64,860</b>	<b>\$ 39,896</b>	<b>\$ 67,767</b>	<b>\$ 72,504</b>
	<b>TOTAL OPERATING</b>	<b>\$ 982,696</b>	<b>\$ 1,188,084</b>	<b>\$ 587,051</b>	<b>\$ 1,085,564</b>	<b>\$ 1,338,240</b>
	<b><u>RESERVES</u></b>					
9100	S&T Center Reserves	\$ 60,000	\$ 101,222	\$ 59,046	\$ 101,222	\$ 121,509
9160	Interest - Reserves	4,436	3,000	3,359	5,760	4,800
	<b>TOTAL RESERVES</b>	<b>\$ 64,436</b>	<b>\$ 104,222</b>	<b>\$ 62,405</b>	<b>\$ 106,982</b>	<b>\$ 126,309</b>
	<b>TOTAL EXPENSES</b>	<b>\$ 1,047,132</b>	<b>\$ 1,292,306</b>	<b>\$ 649,456</b>	<b>\$ 1,192,546</b>	<b>\$ 1,464,549</b>
	<b>Annual Assessment Fees:</b>		\$282			\$320
	<b>Annual Assessment Fees for Harbor Links Residents:</b>		\$285.15			\$323.15