

# Driftwood Heights Association

Driftwoodheights.net  
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## For Year End 2021

2021 Year End Actuals			
Income		\$72,214.58	
Expenses		\$23,113.73	
<b>Balance</b>			<b>\$ 49,100.85</b>

2021 Year End Actuals with Reserve			
Income		\$ 72,214.58	
Reserve (2017 year-end cash balance) (Includes \$223,788.46 in Money Market)		\$ 269,578.90	
<b>Total</b>		<b>\$ 341,793.48</b>	
Expenses		<b>\$ 23,113.73</b>	
<b>2021 Year End Cash Balance</b>			<b>\$ 318,679.75</b>

<b>Expenses</b>			
Grounds Maintenance		\$ 5884.85	
Accounting Services		\$ 1510.00	
Bank Fees		\$ 60.00	
Insurance		\$ 1851.35	
Legal Expenses		\$ 0.00	
Maintenance & Repair/Work Order		\$ 150.53	
Management & Water Testing		\$ 8334.43	
Supplies & Miscellaneous		\$ 0.00	
Utilities		\$ 3517.02	
Taxes & Fees		\$ 0.00	
Generator Maintenance		\$ 1119.61	
Trail Maintenance		\$ 0.00	
Engineering Expenses		\$ 828.75	
Website		\$ 15.99	
<b>TOTAL EXPENSES</b>			<b>\$ 23113.73</b>

**NOTES:**

1. *Income includes 4 transfer fees (\$6,000). Transfer fees are not included in anticipated income for budgeting see Page 2).*
2. *Maintenance & Repair/Work Order expenses include meter repair/replacement and miscellaneous well site and water line maintenance. It also includes emergency call outs. There was minimum work this year (only major item was broken pump).*
3. *Maintenance & Water Testing and also includes all administrative charges (billing, mail outs, bill collections).*
4. *Trail Maintenance charges were minimal and are included in Supplies and Miscellaneous.*

**Driftwood Heights Association**  
**INCOME & EXPENSE REPORT**  
**2022 Budget Estimates**

**2022 Budget Estimates**

2022 Anticipated Income	\$	72,214.58	
2021 Year End Cash Balance	\$	318,679.75	
Total			\$ 390894.33
Less Cash Reserve 20%	\$	<b>78,178.86</b>	
<b>2022 Estimated Available Funds</b>			<b>\$ 313,715.47</b>

Set Expenses + 20% **\$ 29,548.81**

**Available for Work Order Expenses \$ 284,166.66**

**\*Set expenses – total expenses minus Engineering, major repair and work orders (\$2098.89 for 2021). All expenses were unusually low for 2021, Set Expenses increase by 20% (not 10%).21,165.37**

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**\*\*Our goal in increasing membership dues and transfer fees was to live within yearly income and build up cash reserve for major repair/replacement projects. We are living within our income and plan to start developing a Capital Improvement plan in 2022.**

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SUBMITTED BY: Sherri Hall Treasurer