

Knolls Estates
2026 Approved Budget

Account Name	2026 Budget
Income	
4017: KE Water	\$48,000.00
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	\$100.00
4220: Non Compliance Fee	\$150.00
4600: HOA Dues	\$130,200.00
4651: Interest on KE MMA	\$100.00
4652: Interest on KE CD	\$3,000.00
Other Income:Existing Money Market for reserve repairs	\$50,000.00
Total Budgeted Operating Income	\$269,450.00
Expenses	
5000: MAINTENANCE & PROJECTS	
5015: Misc. Maintenance	
5016: Common Areas Upkeep & Weed Control	\$39,000.00
5017: Common #6 Park/Gazebo Upkeep	\$3,000.00
5023: Equipment Maintenance Usage & Rentals	\$7,000.00
5020: New Maintenance Equipment	\$5,000.00
5021: Maintenance Supplies	\$4,500.00
5022: Projects	\$8,000.00
5018: KE - Street Sweeping Services	\$1,000.00
5080: Electrical repair	\$500.00
5087: Backflow Testing	\$250.00
Total 5000: MAINTENANCE & PROJECTS	\$68,250.00
6000: UTILITIES	
6010: Electricity	\$2,000.00
6017: KE Water	\$11,500.00
6018: KE Base Rate Water	\$18,000.00
6019: Water for Common Areas	\$4,600.00
Total 6000: UTILITIES	\$36,100.00
7000: ADMINISTRATIVE	
7010: Management Fees	\$20,400.00
7020: Bank Fees	\$150.00
7030: Insurance	\$3,500.00
7035: Postage, Office & Misc Supplies	\$1,200.00
7036: Post Office Box fee	\$190.00
7039: Signs, Posters & Board Expenses	\$2,000.00
7040: Property Tax	\$70.00
7056: Welcome Committee & Supplies	\$500.00
7057: Social Committee Expenses	\$2,000.00
7060: Legal Expenses - Watkinson Laird	\$1,500.00

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Account Name	2026 Budget
7066: CPA Accounting Expenses & Audits	\$700.00
7071: KE State of OR Corp Division	\$50.00
7076: Website hosting fee	\$350.00
Total 7000: ADMINISTRATIVE	\$32,610.00
Total 5000 Maintenance & Projects	\$68,250.00
Total 6000 Utilities	\$36,100.00
Total 7000 Administrative	\$32,610.00
Total Expenses GL 5000, 6000, 7000	\$136,960.00
Other Expenses: Reserves	
Road Maintenance: Sealing & Repair (GL 5041)	
Chi Chi: Seal Coat	\$4,760.00
Sandpiper: Seal Coat	\$4,540.00
Arnie Ct: Seal Coat	\$3,260.00
St Andrews: Seal Coat	\$4,064.00
Sawgrass: Seal Coat	\$2,980.00
Innsbrook: Seal Coat	\$4,100.00
Kapela: Seal Coat	\$4,200.00
Slazenger Ct: Seal Coat	\$7,080.00
Scardi: Seal Coat	\$11,200.00
Divot Loop: Seal Coat	\$10,800.00
Culver Loop: Seal Coat	\$31,768.00
Eagle Loop: Repair	\$40,000.00
Total Other Expense: Reserves	\$128,752.00
Total Operating Expense	\$265,712.00
Total Income	\$269,450.00
Total Expense	\$265,712.00
Net Income	\$3,738.00