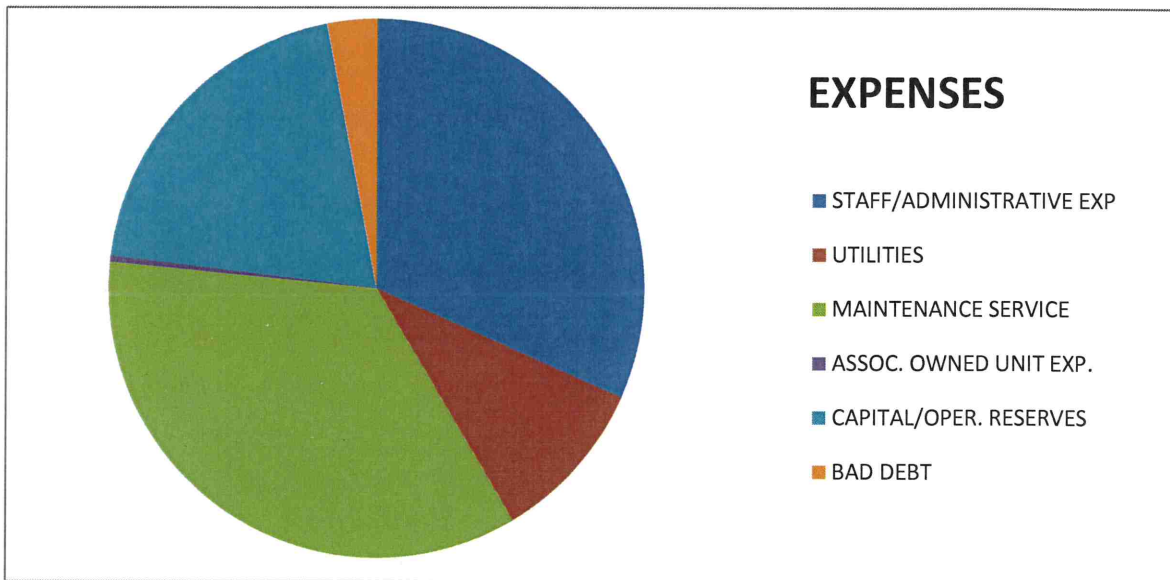


**THE WOODLANDS CONDOMINIUM HOMEOWNERS ASSOCIATION, INC.
2021 BUDGET**

DESCRIPTION	2020 BUDGET	PROJECTED 12/31/2020	2021 BUDGET
INCOME			
ASSOCIATION FEES	1,509,166	1,521,000	1,554,440
PAST DUE INTEREST	20,000	16,157	20,000
COLLECTION COSTS	40,000	44,922	45,000
MISCELLANEOUS	32,528	70,788	33,560
UNIT SALES,RENTS,LAND CONTRACT	75,425	46,000	57,000
TOTAL INCOME	1,677,119	1,698,867	1,710,000
OTHER INCOME:			
INTEREST	8,000	3,500	4,000
CAPITAL RESERVE CONTR.	300,000	300,000	300,000
REHAB ACCOUNT PAYBACK	0	0	0
INSURANCE INCOME	0	166,694	0
OPERATING RESERVE CONTR.	0	6,900	0
TOTAL INCOME	1,985,119	2,175,961	2,014,000
EXPENSES			
STAFF/ADMINISTRATIVE EXP.			
STAFF	237,000	176,000	225,000
TEMP. HELP	55,000	55,000	60,000
CONTRACTED MGT EXPENSES	193,394	193,394	193,394
ADMINISTRATIVE/OFFICE EXP	48,700	36,450	43,506
TAXES-INCOME/PERS. PROP.	100	424	600
TOTAL ADMINISTRATIVE EXP.	534,194	461,268	522,500
UTILITIES			
W&S/GAS/ELECTRIC	161,000	160,500	163,000
TOTAL UTILITIES	161,000	160,500	163,000
MAINTENANCE SERVICE			
MAINT/REPAIRS/SUPPLIES	180,000	214,116	232,000
GROUNDS	168,000	142,300	158,000
SECURITY	190,000	180,000	190,000
TOTAL MAINT/REPAIRS	538,000	536,416	580,000
ASSOC. OWNED UNIT EXP.			
ASSOC. OWNED UNIT EXP.-OPERATI	6,500	4,000	6,500
ASSOC. OWNED UNIT EXP.	75,425	39,099	57,000
TOTAL ASSOC. UNIT EXP.	81,925	43,099	63,500
RESERVES, INSURANCE & BAD DEBT			
BAD DEBT EXPENSE (1)	50,000	799	50,000
OPERATING RESERVE	12,000	12,000	12,000
CAPITAL RESERVE	300,000	300,000	319,000
RESERVE STUDY UPDATE	0	6,900	0
INSURANCE PREMIUMS	0	169,742	0
INSURANCE CLAIMS	0	54,589	0
TOTAL RESERVES, INSURANCE & BA	362,000	544,030	381,000
TOTAL OPERATING EXPENSES	1,677,119	1,745,313	1,710,000
CAPITAL IMPROVEMENTS	300,000	308,575	319,000

**THE WOODLANDS CONDOMINIUM HOMEOWNERS ASSOCIATION, INC.
2021 BUDGET**

EXPENSES	
STAFF/ADMINISTRATIVE EXP	522,500
UTILITIES	163,000
MAINTENANCE SERVICE	580,000
ASSOC. OWNED UNIT EXP.	6,500
CAPITAL/OPER. RESERVES	331,000
BAD DEBT	50,000
TOTAL EXPENSES	1,653,000



ASSET BALANCES	12/31/2020	12/31/2019	12/31/2018
OPERATING CHECKING	265,305	175,665	186,147
UNIT CHECKING	70,142	64,807	76,625
OPERATING RESERVE	110,125	104,751	71,955
CAPITAL RESERVES	570,441	573,725	547,717
INSURANCE CHECKING	52,029	54,413	49,525