

NORTHLAKE HILLS POA, INC.
BUDGET FOR YEAR ENDING 12/31/20

SECTION APPROX. LENGTH OF ROAD (ft.)	Crystal Cv	NLH Drive	Harbor Dr	Reed Parks	TOTALS	Accrual balances by street for : (includes 2020 accruals)
	950	5200	400	N/A	6550	Crystal Cv NLH Drive Harbor Dr.

ESTIMATED EXPENSES

ROAD/GATE/WATER QUAL MAINT & RESERVE ¹	3000	17000	2000	0	22000	29466	93375	23698
GROUNDS MAINT POA COMMON AREAS	1966	6879	688	1867	11400			
UTILITIES	889	3111	0	0	4000			
INSURANCE ²	431	1509	151	409	2500			
ACCOUNTING, LEGAL & OTHER PROF SVCS ³	86	302	30	82	500			
TAXES	69	241	24	66	400			
OFFICE/MISC EXP	172	603	60	164	1000			
LESS INVESTMENT AND MISC INCOME	(515)	(1,804)	(180)	0	(2,500)			
TOTAL ANNUAL EXPENSES	6098	27841	2773	2588	39300			
2020 PER LOT ASSESSMENT	305	398	396	136				

Notes:

- 1) Accrual for improvements and road/gate/water qual maint
- 2) General liability and D&O liability premiums
- 3) Professional services less reimbursements via collected fees
- 4) 116 total assessable lots as follows:
 - Gate 1 - 20 lots
 - Gate 2 - 70 lots
 - Harbor Drive - 7 lots
 - Reed Parks Rd - 19 lots