

NORTHLAKE HILLS POA, INC.
BUDGET FOR YEAR ENDING 12/31/24

SECTION	Crystal Cv	NLH Drive	Harbor Dr	Reed Parks	TOTALS	Accrual balances by street for :		
APPROX. LENGTH OF ROAD (ft.)	950	5200	500	N/A	6650	(includes 2024 accruals)		
						Crystal Cv	NLH Drive	Harbor Dr.
ESTIMATED EXPENSES								
ROAD/GATE/WATER QUAL MAINT & RESERVE ¹	2000	7000	1000	0	10000	32731	87407	29472
GROUNDS MAINT POA COMMON AREAS	4174	14400	1670	3757	24000			
UTILITIES	674	2326	0	0	3000			
INSURANCE ²	522	1800	209	470	3000			
ACCOUNTING, LEGAL & OTHER PROF SVCS ³	174	600	70	157	1000			
TAXES	174	600	70	157	1000			
OFFICE/MISC EXP	96	330	38	86	550			
LESS INVESTMENT AND MISC INCOME	(435)	(1,500)	(174)	(391)	(2,500)			
TOTAL ANNUAL EXPENSES	7379	25556	2882	4234	40050			
2024 PER LOT ASSESSMENT	369	370	360	235				

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) 115 total assessable lots as follows:
 Gate 1 - 20 lots
 Gate 2 - 69 lots
 Harbor Drive - 8 lots
 Reed Parks Rd - 18 lots