



	A	B	C	D
1	<b>Leewood Homeowners Association</b>			
2	<b>#REF!</b>			
3				
4	<b>Assessments</b>			
5	Amount	200	<b>\$205.75 maximum per CPI</b>	
6	Quarters	4		
7	Units	195		
8		<u>156,000</u>		
9				
10	<b>Contribution to Reserves</b>			
11	Amount	3,783		
12	Months	12		
13		<u>45,400</u>	<b>\$ from reserve study</b>	
14		-	borrow for improvements	
15		<u>45,400</u>		
16				
17	<b>Advertising</b>			
18	newsletter	-		
19	directory	-		
20		<u>-</u>		
21	<b>Invest Inc -Operations</b>			
22		-	in no-interest business checking	
23		<u>-</u>		
24	<b>POA Packets</b>			
25		200	8 sales @ \$25 per package	
26		<u>200</u>		
27				
28	<b>Interest income -reserves</b>		reinvest rate	3.00%
29	E*Trade CD	270	1 CD maturing May 2012	
30	E*Trade CD -reinvest	-		
31	CapitalOne CD	591	1 CD maturing Jun 2012	
32	CapitalOne CD -reinvest	-		
33	CapitalOne CD	104	1 CD maturing Oct 2011	
34	CapitalOne CD -reinvest	38		
35	CapitalOne CD	225	1 CD maturing Oct 2013	
36	CapitalOne CD -reinvest	-		
37	Schwab1	5	currently in cash account	
38	GNMA investment	156		
39	Current reserve contributic	2		
40	Current expenditures	(3)	0.01%	
41		<u>1,389</u>		
42		<b>1,389</b>		
43				
44	<b>Dividend income -reserves</b>			
45	Vanguard	1,000	YTD 9/30/10 annualized	
46		<u>1,000</u>		
47				
48	<b>Accounting</b>			
49		2,950	current	
50		200	expected increase	
51		-	prior	
52		<u>3,150</u>		
53		<b>3,150</b>		

	A	B	C	D
54	<b>Architectural review</b>			
55				
56		-		
57	<b>Copying</b>			
58	Standards	300	per Janet e-mail	
59	Directory	125	paid \$114 in 2010	
60	ARC	50	none in 2010 YTD	
61	Business cards	-		
62	Assessment cards	40	4 quarters	
63	Minutes, others	50		
64	Annual meeting	300	based on 2010	
65	POA	100	none in 2010 YTD	
66	Welcome	25		
67		<b>990</b>		
68	<b>Dues</b>			
69	CAI	324	based on 2010 billing	
70	Federation			
71	Mason District			
72		<b>324</b>		
73	<b>Education</b>			
74	seminars			
75		-		
76	<b>Grounds Maintenance</b>			
77	standard contract	38,218	new Shenandoah multi-year contract	
78	watering			
79	cleaning woods -2X year	-	to be done by volunteers	
80	aeration/overseeding/misc	-	in contract	
81		<b>38,218</b>		
82	<b>Insurance</b>			
83	Increased coverage	-	in # below	
84	Standard coverage	2,500	2010 is \$1,800	
85		<b>2,500</b>		
86	<b>Legal</b>			
87	ARC	1,000	in conjunction with board hearings	
88	general	1,000		
89	collections	2,000		
90	expected increase	200	5% increase per Janet	
91		<b>4,200</b>		
92	<b>Lighting</b>			
93	electricity	1,740	based on current rates	
94		<b>1,740</b>		
95	<b>Maintenance</b>			
96	sealing of fence	-	every 3-5 years; last done 1998	
97	drainage	-		
98	other	1,000		
99		<b>1,000</b>		
100	<b>Management</b>			
101	investments	-		
102	general			
103		-		
104	<b>Meeting space</b>			
105	School for Contemp	200	regular room is free; per Janet	
106		<b>200</b>		

	A	B	C	D
107	<b>Miscellaneous</b>			
108	bank charges	100		
109	annual mtg door prizes	-	donated items	
110	Nat Night Out door prizes	-	donated items	
111	contingency	-		
112		<u>100</u>		
113	<b>Newsletter</b>			
114		<u>250</u>		
115		<b>250</b>		
116	<b>Postage</b>			
117	architectural control	384	regular notices + certified mail	
118	standards	-		
119	PO box rental	116	rate increase for 2011	
120	assessment mailings (4)	339	1 at \$.46 and 4 at \$.32 (expect increase)	
121	annual meeting notice	200		
122	other	100		
123		<u>1,139</u>	.02 increase expected	
124	<b>Snow Removal</b>			
125		<u>3,000</u>	reduced to highest in prior years	
126		<b>3,000</b>		
127	<b>Supplies</b>			
128	office supplies	300		
129	envelopes	-	enough on hand	
130	annual meeting	50		
131	National Night Out	300		
132	ARC databae	500		
133	Checks/deposit tickets	-		
134	For deposit only stamp	100		
135	Quicken update	-		
136		<u>1,250</u>		
137	<b>Taxes-Federal</b>			
138	Va taxable income	<b>1,759</b>		
139	Tax exempt interest			
140	Va taxes	<b>(106)</b>		
141	Taxable income	<u>1,653</u>		
142		<b>496</b>		
143	<b>Taxes -Virginia</b>			
144	Invest inc -operating	-		
145	Interest inc -reserves	<b>1,389</b>		
146	Dividend inc -reserves	<b>1,000</b>		
147	Realized gain			
148	Tax prep fees	<u>(630)</u>		
149	Taxable income	<u>1,759</u>		
150		<b>106</b>		
151	<b>Taxes -Other</b>			
152	annual report	25	based on 2010	
153	RE report	200	based on 2010	
154	RE assessment	25	based on 2010	
155		<u>250</u>		
156	<b>Trash</b>			
157	Jan-Jun	20,885	no increase expected for Dec	
158	Jul-Nov	18,274	5% Fairfax County increase	
159	Dec	<u>3,728</u>	assume 2% increase (max is 7%)	
160		<b>42,886</b>		

	A	B	C	D
161	<b>Tree &amp; Shrub</b>			
162	IPM	-		
163	Horticultural oil	-		
164	Fertilizer	-		
165	Removal	4,500		
166	new plantings	<u>1,000</u>		
167		<b>5,500</b>	amount per Janet	
168	<b>Website</b>			
169	website	168	\$14 per month -2010 rate	
170	software updates	<u>-</u>		
171		<b>168</b>		