WIND RIVER HOMEOWNERS ASSOCIATION, INC.
CASH FLOW
FOR THE YEARS 2023 - 2025

	Budget	2025			Actual	Difference	Actual
	2026	Actual	Budget	Difference	2024	2025 v. 2024	2023
Cash balance, beginning of year	$ 703,600	$ 665,844	$ 631,300	$ 34,544	$ 585,395	$ 80,450	$ 596,142
REVENUE:							
ASSESSED	413,000	413,000	413,000	-	413,000	-	401,340
dues collected as % of assessed	**100.0%**	**100.4%**	**100.0%**		**97.3%**		**95.7%**
Dues collected	413,000	414,832	413,000	1,832	401,907	12,925	384,214
Other	31,000	49,960	25,800	24,160	43,114	6,846	18,608
Total revenue	444,000	464,792	438,800	25,992	445,021	19,771	402,823
EXPENDITURES:							
Administrative	63,100	55,130	63,000	7,870	57,184	2,054	58,482
Gates and Streets	79,200	70,499	90,600	20,101	76,258	5,760	20,717
Landscaping & Groundskeeping	142,000	132,213	140,800	8,587	153,276	21,063	122,640
Clubhouse and Pool	27,000	23,250	25,900	2,650	26,555	3,305	26,017
Repairs & Replacement	10,800	8,467	12,000	3,533	10,877	2,410	9,728
Common Reserve spending	30,000	24,950	-	(24,950)	9,200	(15,750)	140,647
Utilities	39,500	43,221	40,400	(2,821)	36,981	(6,241)	47,002
Total expenditures	391,600	357,730	372,700	14,970	370,331	12,601	425,234
Other cash items	-	(17,287)	-	(17,287)	5,759	(23,046)	11,664
Net cash flow	52,400	89,776	66,100	23,676	80,450	9,326	(10,747)
Cash balance, end of year	$ 756,000	$ 755,620	$ 697,400	$ 58,220	$ 665,844	$ 89,776	$ 585,395

Note 1 : Cash balance needed to provide for future capital needs for items such roof, gates, streets, pool, rock walls, etc. Projected needs as of 8/31/25 was $852K.