

Williamstown Report

Homeowners' Association Newsletter

Budget 2023

Board of Directors

President
Carrie Smith

Vice President
Angelique Combs

Secretary/Treasurer
Robert Hand

Members at Large
Annette Newman
Joyce Stewart

Williamstown Resources

Visit the HOA Community Associations page at www.armi-hoa.com for community information. The Association page is a link for Board meeting notifications and access to downloadable forms.



Consider joining the Williamstown Facebook page at <https://www.facebook.com/groups/WilliamstownHOA/>

Facebook Search:
Williamstown HOA

Questions or Concerns?

Contact ARMI
540-347-1901 ext 405 or
email at
hoa@armiva.com

ASSESSMENTS

Below, you will find the budget for the community for 2023. To remain current with the increased expenses for service contracts, insurance, and community operations, the Board of Directors found it necessary to increase the assessment to **\$70.00** per month, per unit beginning January 1, 2023. When paying your assessments be sure to include your Williamstown property address on your check to ensure prompt posting to your account.

Income	
Monthly Assessment	382,200
Pool Passes	2,000
Parking Placards Income	500
Interest Income—Checking Accounts	44
Interest Income—Reserve Accounts	1,220
Total	385,964
Expense	
Meeting Minutes & Newsletters	600
Postage and Handling	11,029
General Repairs	6,997
Parking Contract	14,259
Landscaping	10,080
Common Area Cleaning Contract	36,376
Mowing Contract	35,844
Pet Waste Removal	5,050
Trash Tote Collection Contract	2,197
Insurance	5,416
Annual Corporate Report	25
DPOR Annual Report	115
Pool Repairs	10,284
Pool Operations-Contract	59,200
Accounting/Auditing	4,841
Legal Fees-Collections	2,002
Legal Fees-General	1,009
Management Fee-Additional Services	4,623
Management Fee-Contracted Services	59,315
Reserve Funding	78,164
Reserve Study	3,000
Snow Removal	11,487
Trash/Recyclables Collection/Removal	1,855
Telephone & Internet Fee	4,399
Electricity	14,764
Water Usage	3,033
Total	385,964
2023 Income	\$385,964
2023 Expense	\$385,964