

**2014 APPROVED OPERATING BUDGET**

64J - Oak Pond Townhomes

Roofs Replaced in 2022

<b>\$286.33</b>	<b>2013 Actual Cost Per month</b>
<b>\$294.60</b>	<b>2014 Approved Cost Per Month</b>
<b>\$8.26</b>	<b>Increase/(Decrease) per Month</b>

6 Units

REVENUES	2014 Approved	2013 Projected Year End	2013 Budget	Difference
Assessments	21,210.96	20,615.92	20,615.92	595.04
<b>TOTAL REVENUES</b>	<b>21,210.96</b>	<b>20,615.92</b>	<b>20,615.92</b>	<b>595.04</b>

EXPENSES					Monthly Per Unit Cost	NOTES
<b>Account</b>	<b>General &amp; Administrative</b>					
6505	Legal	120.00	0.00	120.00	0.00	1.67
6514	Administrative Fee	1,224.00	1,224.00	1,224.00	0.00	17.00
6525	Misc. Administrative	20.28	17.63	29.92	(9.64)	0.28
	Bad Debt	0.00	540.00	403.00	(403.00)	0.00
	Prior Year Deficit			0.00	0.00	0.00
	<b>Total</b>	<b>1,364.28</b>	<b>1,781.63</b>	<b>1,776.92</b>	<b>(412.64)</b>	<b>18.95</b>
<b>Account</b>	<b>Repairs &amp; Maintenance</b>					
6603	General Maintenance	150.00	150.00	210.00	(60.00)	2.08
66030002	Pressure Washing	1,380.00	1,650.00	1,475.00	(95.00)	19.17
66030003	Gutter Cleaning	950.00	0.00	900.00	50.00	13.19
6607	Landscape Maintenance	3,988.08	3,929.16	3,930.00	58.08	55.39 Includes 1.5% increase per contract
66070001	Irrigation & Landscape	480.00	150.00	500.00	(20.00)	6.67
6625	Termite	975.00	600.00	600.00	375.00	13.54 Retreatment 5 Year Termite Bond Renewal
66610011	Roof Repairs	1,300.00	0.00	1,600.00	(300.00)	18.06
	<b>Total</b>	<b>9,223.08</b>	<b>6,479.16</b>	<b>9,215.00</b>	<b>8.08</b>	<b>128.10</b>
<b>Account</b>	<b>Utilities</b>					
6663	Electricity (Irrigation)	123.60	120.00	120.00	3.60	1.72
6669	Water-Reclaimed (Irrigation)	0.00	0.00	0.00	0.00	0.00
	<b>Total</b>	<b>123.60</b>	<b>120.00</b>	<b>120.00</b>	<b>3.60</b>	<b>1.72</b>
<b>Total Operating Expense</b>		<b>10,710.96</b>	<b>8,380.79</b>	<b>11,111.92</b>	<b>(400.96)</b>	<b>148.76</b>
	<b>Other Expenses</b>					
	Replacement Reserves	10,500.00	9,504.00	9,504.00	996.00	145.83 Roofs Replaced in 2022
<b>GRAND TOTAL EXPENSES</b>		<b>21,210.96</b>	<b>17,884.79</b>	<b>20,615.92</b>	<b>595.04</b>	<b>294.60</b>