

2016 APPROVED OPERATING BUDGET

64F - South Village Townhomes

Roofs Replaced 2016

\$284.43	2015 Cost Per month
\$284.43	2016 Approved Monthly Assessments
(\$0.00)	Projected Increase/(Decrease) per Month

39 Units

REVENUES		2016 Approved	2015 Projected Year End	2015 Budget	Difference		
	Assessments	133,114.57	133,144.59	133,114.59	(0.02)		
TOTAL REVENUES		133,114.57	133,144.59	133,114.59	(0.02)		
EXPENSES						Monthly Per Unit Cost	NOTES
Account	General & Administrative						
6505	Legal	200.00	0.00	200.00	0.00	0.43	
6514	Administrative Fee	7,956.00	7,956.00	7,956.00	0.00	17.00	
6525	Misc. Administrative	153.00	120.20	131.02	21.98	0.33	add. 1 mailing for roof replacement
	Bad Debt	178.00	0.00	0.00	178.00	0.38	
	Total	8,487.00	8,076.20	8,287.02	199.98	18.13	
Account	Repairs & Maintenance						
6603	General Maintenance	1,000.00	798.00	1,000.00	0.00	2.14	
66030002	Pressure Washing	5,985.00	5,500.00	5,985.00	0.00	12.79	
66030003	Gutter Cleaning	2,200.00	2,200.00	2,200.00	0.00	4.70	gutters replaced in 2016
6607	Landscape Maintenance	28,268.57	28,268.57	28,268.57	0.00	60.40	
66070001	Irrigation & Landscape	7,500.00	7,000.00	7,500.00	0.00	16.03	
6625	Termite	4,240.00	4,240.00	4,240.00	0.00	9.06	inspections only
66610011	Roof Repairs	5,200.00	4,500.00	6,000.00	(800.00)	11.11	new roofs in 2016
	Total	54,393.57	52,506.57	55,193.57	(800.00)	116.23	
Account	Utilities						
6663	Electricity (Irrigation)	456.00	400.00	456.00	0.00	0.97	
6669	Water-Reclaimed (Irrigation)	6,178.00	5,800.00	6,178.00	0.00	13.20	
	Total	6,634.00	6,200.00	6,634.00	0.00	14.18	
Total Operating Expense		69,514.57	66,782.77	70,114.59	(600.02)	148.54	
	Other Expenses						
	Replacement Reserves	63,600.00	63,000.00	63,000.00	600.00	135.90	
GRAND TOTAL EXPENSES		133,114.57	129,782.77	133,114.59	(0.02)	284.43	

roof replacement 2016 348,237.00