



Charleston Place Townhomes Proposed 2020 Operating Budget & Comparison to Prior Year

	2020	2019	2019
	BUDGET	BUDGET	YE PROJ
INCOME			
ASSOCIATION DUES	\$ 109,662	\$ 109,656	\$ 109,656
RESERVE FUND CONTRIBUTION	\$ (58,300)	\$ (49,704)	\$ (49,704)
LESS: BAD DEBT	\$ -	\$ (7,176)	\$ 1,502
TOTAL INCOME	\$ 51,362	\$ 52,776	\$ 61,454
EXPENSES			
ADMIN & GENERAL			
ADMINISTRATIVE FEE	\$ 6,960	\$ 5,916	\$ 5,916
LEGAL & PROFESSIONAL	\$ -	\$ 4,800	\$ 6,235
MISCELLANEOUS - ADMINISTRATIVE	\$ 133	\$ 133	\$ 133
TOTAL ADMIN & GENERAL	\$ 7,093	\$ 10,849	\$ 12,284
CONTRACT SERVICES			
GENERAL MAINTENANCE	\$ 1,152	\$ 1,500	\$ 1,500
POWER WASHING	\$ 5,860	\$ 4,775	\$ 6,975
GUTTER CLEANING	\$ 800	\$ -	\$ -
LANDSCAPE MANAGEMENT	\$ 31,572	\$ 31,572	\$ 31,572
LANDSCAPE & IRRIGATION	\$ 1,501	\$ 1,500	\$ 1,500
TERMITE BOND	\$ 3,192	\$ 2,412	\$ 3,192
ROOF REPAIRS	\$ -	\$ -	\$ -
TOTAL CONTRACT SERVICES	\$ 44,077	\$ 41,759	\$ 44,739
UTILITIES			
WATER/RECLAIMED/SPRINKLER/MONITOR	\$ -	\$ -	\$ -
ELECTRICITY-OTHER	\$ 192	\$ 168	\$ 192
TOTAL UTILITIES	\$ 192	\$ 168	\$ 192
TOTAL EXPENSE	\$ 51,362	\$ 52,776	\$ 57,215
NET INCOME/(LOSS)	\$ (0)	\$ -	