

2024 Budget

Income	Oct.	Nov.	Dec.	Jan.	Feb.	Mar.	Apr.	May	Jun.	Jul.	Aug.	Sep.	Annual
Maintenance Fees	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$358,944
Income - Dividends	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Income - Late Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
initiation fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUES	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$29,912	\$358,944
Expenses													
Annual Meeting	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$750	\$750
Building Repairs - Ext.	\$8,300	\$2,300	\$2,300	\$1,377	\$500	\$500	\$500	\$2,500	\$2,500	\$2,500	\$500	\$500	\$24,277
Building Restoration	\$23,000	\$0	\$0	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$27,500
Deck Repairs & Maint & stain	\$3,000	\$3,000	\$0	\$0	\$0	\$2,000	\$0	\$0	\$0	\$0	\$0	\$0	\$8,000
Driveway/Sidewalk Repairs	\$2,865	\$0	\$0	\$0	\$0	\$1,965	\$0	\$0	\$0	\$0	\$0	\$0	\$4,830
Provision to capital reserve fund (10%)	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$2,991	\$35,892
Electrical Expense	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$100	\$1,200
Grounds - (trash bins)	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$830	\$9,960
Gutter Cleaning	\$0	\$4,160	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$150	\$5,660
Insurance	\$2,300	\$2,300	\$2,300	\$2,300	\$2,300	\$2,300	\$2,530	\$2,530	\$2,530	\$2,530	\$2,530	\$2,530	\$28,980
Landscaping & Lawn Care	\$5,500	\$2,640	\$2,640	\$2,715	\$2,715	\$5,000	\$6,715	\$2,715	\$2,715	\$2,715	\$2,715	\$2,715	\$41,500
Legal Fees	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$183	\$187	\$2,200
Management Fees	\$1,628	\$1,628	\$1,628	\$1,693	\$1,693	\$1,693	\$1,693	\$1,693	\$1,693	\$1,693	\$1,693	\$1,693	\$20,121
Office Expenses	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$160	\$1,920
Pest Control	\$1,225	\$1,225	\$3,500	\$1,225	\$1,225	\$1,225	\$1,225	\$1,225	\$1,225	\$3,500	\$1,225	\$1,225	\$19,250
Plumbing	\$100	\$100	\$100	\$100	\$1,500	\$1,500	\$100	\$100	\$100	\$100	\$100	\$100	\$4,000
Pool - Manage & Supplies	\$0	\$0	\$0	\$0	\$0	\$0	\$600	\$1,300	\$2,700	\$2,700	\$2,700	\$500	\$10,500
Pool - Deck Repairs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Roof / Gutter Repairs	\$350	\$350	\$350	\$150	\$350	\$350	\$9,890	\$350	\$350	\$350	\$350	\$350	\$13,540
Snow Removal	\$0	\$0	\$4,000	\$4,000	\$4,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,000
Social Expenses	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Supplies	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$3,504
Tax Preparation Fees	\$0	\$0	\$0	\$2,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,500
Taxes	\$0	\$0	\$0	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,000
Telephone	\$60	\$0	\$60	\$0	\$60	\$0	\$60	\$0	\$60	\$0	\$60	\$0	\$360
Utilities - Gas & Electric	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$750	\$9,000
Utilities - Water & Sewer	\$11,750	\$0	\$11,750	\$0	\$11,750	\$0	\$11,750	\$0	\$11,750	\$0	\$11,750	\$0	\$70,500
TOTAL EXPENSES	\$65,384	\$23,009	\$34,084	\$23,016	\$32,049	\$22,489	\$41,019	\$18,369	\$31,579	\$22,044	\$29,579	\$16,323	\$358,944