

**FISCAL YEAR 2017/2018 BUDGET**

	<b>ACTUAL AS OF 5-10-17</b>	<b>BUDGET 2016/2017</b>	<b>Proposed Budget 2017/2018</b>
<b>Income</b>			
INTEREST - INCOME-CENTENNIAL CHECKING ACCT,	101.58	75.00	115.00
INTEREST - CENTENNIAL - OP - SAVINGS	100.34	75.00	115.00
INTEREST - CENTENNIAL - RESERVE (FLOOD)	47.50	40.00	50.00
INTEREST - CENTENNIAL - RESERVE - MONEY MKT	151.32	270.00	175.00
LATE CHARGE INCOME	725.00	1,300.00	800.00
MISC. INCOME	5,067.81	0.00	0.00
OWNERS DUES INCOME	<b>407,429.44</b>	<b>444,465.00</b>	<b>444,465.00</b>
PARKING PASS INCOME	24,580.00	24,000.00	25,000.00
PET TAG INCOME	80.00	40.00	50.00
STORAGE CAGE RENTAL INCOME	4,260.00	3,000.00	5,000.00
STORAGE/PARKING SPACE SALE INCOME	2,000.00	0.00	0.00
<b>Total Income</b>	<b>444,542.99</b>	<b>473,265.00</b>	<b>475,770.00</b>
<b>Expenses</b>			
BAD DEBTS	0.00	0.00	0.00
CAPITAL PURCHASE	0.00	0.00	0.00
<b>CONTRACT</b>			
CUSTODIAL/ POOL (combined contract as )	33,022.50	33,400.00	34,000.00
ELEVATOR CONTRACT	7,150.50	9,500.00	9,900.00
EXTERMINATING	3,244.00	3,800.00	3,900.00
FIRE EQUIPMENT	1,204.02	1,800.00	1,400.00
LANDSCAPE MAINT.	13,874.84	13,000.00	16,000.00
MANAGEMENT	28,375.00	33,000.00	33,000.00
SECURITY	20,941.13	28,000.00	28,000.00
MONITOR POOL/ELEVATOR PHONES	990.00	1,100.00	1,100.00
<b>Total Contract</b>	<b>108,801.99</b>	<b>123,600.00</b>	<b>127,300.00</b>
* CURRENT YEAR RESERVES	83,377.10	104,515.00	84,195.00
<b>Total Reserve Funds</b>	<b>83,377.10</b>	<b>104,515.00</b>	<b>84,195.00</b>
<b>INSURANCE</b>			
Insurance claim deductible	0.00		0.00
<b>Total Insurance</b>	<b>56,239.35</b>	<b>70,000.00</b>	<b>70,000.00</b>
<b>LEGAL</b>			
ACCOUNTING / AUDIT	3,400.00	3,900.00	3,600.00
PROFESSIONAL	2,457.75	3,000.00	3,000.00
TAX / LICENSES / PERMITS	771.08	1,000.00	1,000.00
<b>Total LEGAL</b>	<b>6,628.83</b>	<b>7,900.00</b>	<b>7,600.00</b>
<b>MAINTENANCE</b>			
BUILDING REPAIRS	85,975.34	38,000.00	50,000.00
ELEVATOR INSPECTION	180.00	200.00	200.00
<b>Total MAINTENANCE</b>	<b>86,155.34</b>	<b>38,200.00</b>	<b>50,200.00</b>

*[Handwritten signature]* 6/15/2017



**FISCAL YEAR 2017/2018 BUDGET**

	ACTUAL AS OF 5-10-17	BUDGET 2016/2017	Proposed Budget 2017/2018
<b>MISCELLANEOUS</b>			
MEETING EXPENSE	272.38	200.00	300.00
MISC. EXPENSE	1,389.38	500.00	500.00
<b>Total MISC. EXPENSE</b>	<b>1,661.76</b>	<b>700.00</b>	<b>800.00</b>
<b>OFFICE OPERATIONS</b>			
BANK CHARGES	0.00	0.00	0.00
LINE OF CREDIT BANK CHARGES	0.00	950.00	950.00
POSTAGE	389.83	500.00	500.00
STATIONARY / PRINTING	433.73	600.00	600.00
<b>Total OFFICE OPERATIONS</b>	<b>823.56</b>	<b>2,050.00</b>	<b>2,050.00</b>
<b>PARKING REGISTRATION CERTIFICATES</b>	<b>365.00</b>	<b>700.00</b>	<b>700.00</b>
<b>SUPPLIES</b>			
BUILDING SUPPLIES	3,991.22	2,750.00	4,500.00
GROUND SUPPLIES	0.00	125.00	0.00
POOL SUPPLIES	3,194.24	2,500.00	4,200.00
<b>Total SUPPLIES</b>	<b>7,185.46</b>	<b>5,375.00</b>	<b>8,700.00</b>
<b>TERMITE BOND</b>	<b>605.00</b>	<b>625.00</b>	<b>625.00</b>
<b>UTILITIES</b>			
CABLE TV	14,522.26	15,000.00	19,000.00
ELECTRICITY	5,996.03	10,000.00	10,000.00
ELECTRICITY - C-1	602.00	850.00	850.00
GARBAGE	18,053.75	21,000.00	21,000.00
PHONE SVC. - ELEVATOR & POOL	2,725.88	3,100.00	3,100.00
SEWER	31,724.00	35,650.00	35,650.00
WATER	29,722.83	34,000.00	34,000.00
<b>Total UTILITIES</b>	<b>103,346.75</b>	<b>119,600.00</b>	<b>123,600.00</b>
<b>Total Expenses</b>	<b>455,190.14</b>	<b>473,265.00</b>	<b>475,770.00</b>

Maintenance fees based on \$444,465.00 / Insurance estimated at \$70,000

Type	Annual	Units		Monthly Fee 2016/2017	Monthly Fee 2017/2018
A	3,428.07	X 42	143,978.91	285.67 + 2.46 = 288.13	285.67 + 2.46 = 288.13
B	4,633.95	X 21	97,312.95	386.16 + 2.46 = 388.62	386.16 + 2.46 = 388.62
C	4,918.27	X 6	29,509.63	409.86 + 2.46 = 412.32	409.86 + 2.46 = 412.32
D	6,276.87	X 6	37,661.21	523.07 + 2.46 = 525.53	523.07 + 2.46 = 525.53
E	4,244.24	X 14	59,419.37	353.69 + 2.46 = 356.15	353.69 + 2.46 = 356.15
F	5,729.24	X 8	45,833.94	477.44 + 2.46 = 479.90	477.44 + 2.46 = 479.90
G	6,013.61	X 2	12,027.22	501.13 + 2.46 = 503.59	501.13 + 2.46 = 503.59
H	7,872.45	X 2	15,744.91	656.03 + 2.46 = 658.49	656.03 + 2.46 = 658.49
C-1	2,976.89	X 1	2,976.89	248.07 divided by 101	248.07 divided by 101
		<b>102</b>	<b>444,465.03</b>	owners = 2.46 each	owners = 2.46 each