

**S.V. Condominium Association, Inc.
2021 Approved Budget**

		2020 Budget	2021 Budget
	Association Expense		
	Utilities		
5200	Gas	\$1,000	\$0
5210	Water & Sewer	\$10,000	\$10,000
5220	Electricity	\$43,000	\$40,000
5260	Trash removal	\$30,000	\$30,000
	Subtotal	\$84,000	\$80,000
	Maintenance - Contract		
5300	Landscaping	\$78,500	\$78,500
5305	Weed Control	\$20,000	\$20,000
5315	Landscape Replacement	\$10,000	\$10,000
5317	Lava Rock	\$8,000	\$8,000
5320	Tree Trimming & Maint	\$8,000	\$8,000
5330	Irrigation System Service	\$3,000	\$3,000
5370	Exterminating - rodents	\$10,000	\$10,000
5390	Equipment	\$2,500	\$2,500
	Subtotal	\$140,000	\$140,000
	Maintenance - General Repairs		
5460	Supplies	\$3,000	\$3,000
5466	Pool Service	\$29,000	\$29,000
5467	Pool Supplies	\$1,000	\$1,000
5469	Pool Repairs	\$5,000	\$2,500
5490	Irrigation System	\$19,000	\$20,000
5495	Building Repairs	\$1,000	\$1,000
5510	Signage	\$500	\$500
5580	Pressure Washing	\$1,000	\$10,000
5640	Miscellaneous - Fire extinguishers	\$500	\$500
5670	Roof Repair	\$500	\$500
	Subtotal	\$60,500	\$68,000
	Personnel		
6805	Manager Salary	\$56,000	\$56,000
6810	Maintenance Wages	\$35,000	\$40,000
6820	Employee Benefits	\$6,200	\$6,700
6825	Workers Comp Insurance	\$3,000	\$3,500
6830	Education/Certification	\$500	\$500
6840	Employee Bonuses	\$1,000	\$1,000
6850	Company Matching - FICA @ .062	\$6,000	\$6,000

6850	Company Matching - Medicare @ .0145	\$1,000	\$1,000
6851	Fed Unemployment Ins. @.06	\$150	\$150
6852	Florida Unemployment Ins.@ .056	\$100	\$100
6860	Mileage	\$500	\$0
	Subtotal	\$109,450	\$114,950
	Professional Fees		
7010	Professional Fees	\$16,500	\$16,500
7070	Security Services	\$1,000	\$1,000
7200	Legal Fees	\$5,000	\$5,000
7220	Accounting & Audit	\$1,000	\$1,000
	Subtotal	\$23,500	\$23,500
	Administrative		
7420	Office Equipment	\$500	\$500
7430	Office Supplies	\$1,000	\$1,000
7435	Printing & Reproduction	\$2,500	\$3,000
7440	Cellular Phone	\$600	\$600
7450	Postage & Delivery	\$1,500	\$2,500
7460	Internet Connection-Phone	\$2,500	\$2,500
7490	Contingency - Unexpected Expense	\$10,000	\$10,000
7620	Bank Charges	\$1,000	\$1,500
7680	License, Fees & Permits	\$300	\$300
7689	Income Taxes	\$3,000	\$3,000
7693	Corporation Fees	\$100	\$100
	Subtotal	\$23,000	\$25,000
	Total Assoc. Expense	\$440,450	\$451,450

	Total Condo Expense (page 4)	\$294,020	\$264,720
	Combined Expense	\$734,470	\$716,170
	Association Resrv/Cap Allocation		
8040	Paving/Sidewalk Repair	\$20,000	\$20,000
8050	Painting (Clubhouse/Pool Houses)	\$1,563	\$1,051
8060	Roof	\$2,642	\$2,642
8075	Sealcoating		\$10,500
8090	Perimeter Wall Paint	\$1,063	\$0
8100	Pool Resurfacing	\$25,195	\$8,356
8101	Pool Pavers	\$5,000	\$3,750
8160	HVAC - 4 units in Clubhouse	\$0	\$0
8170	Tennis Court Resurfacing		\$0
8240	Insurance	\$125,000	\$150,000
	Total Assoc Resrv/Cap Allocation	\$180,463	\$196,299
	Total Condo Resrv/Cap Alloc (pg 4)	\$129,468	\$128,367
	Combined Resrv/Cap Allocation	\$309,931	\$324,666
	Total Expense & Resrv/Cap Alloc.	\$1,044,401	\$1,040,836
	Less: Miscellaneous Income		
4390	Admin Fees - Estoppel Letter	\$4,000	\$5,000
4510	Laundry Room	\$100	\$0
4600	Clubhouse Rental	\$1,000	\$0
	Total Miscellaneous Income	\$5,100	\$5,000
	Annual Revenue from Assessments	\$1,039,301	\$1,035,836
	Monthly unit assessment	\$255	\$255

Annual Revenue - Combined Resrv/Cap Allocation = Combined Expense - Misc. Income