

**EASTWOOD SHORES CONDO #4**

68 Units

**JANUARY 1, 2015 - DECEMBER 31, 2015 APPROVED BUDGET**

Approved 12-3-14

ACCT		2014 ANNUAL	2015 ANNUAL	2015 MONTHLY
4010	Unit Maintenance Fees	\$238,176	\$238,176	\$19,848
4500	Application Income	\$750	\$1,000	\$83
4800	Other Income	\$2,000	\$4,800	\$400
	<b>TOTAL REVENUE</b>	<b>\$240,926</b>	<b>\$243,976</b>	<b>\$20,331</b>
	<b>OPERATING EXPENSES</b>			
5010	Administrative Bank/Coupons	\$3,000	\$3,000	\$250
5015	Web Site	\$300	\$300	\$25
5300	Insurance - Flood	\$33,000	\$33,000	\$2,750
5310	Insurance - Hazard (Oct 15)	\$61,000	\$55,797	\$4,650
5400	Lawn Service Contract	\$11,340	\$11,340	\$945
5420	Lawn Sprinklers - Maintenance & Repair	\$500	\$500	\$42
5500	Lawn Fertilization & Chemical Treatment	\$2,700	\$2,700	\$225
5510	Termites - Buildings	\$600	\$600	\$50
5600	License / Permit Fees & Taxes	\$250	\$150	\$13
5610	Division Fees	\$272	\$272	\$23
5800	Management Fee	\$8,124	\$8,124	\$677
5900	Professional - Legal	\$6,000	\$6,000	\$500
5910	Audit & Tax Prep	\$350	\$1,100	\$92
6100	Repair / Maintenance - Buildings	\$8,000	\$8,000	\$667
6110	Repair / Maintenance - Grounds	\$2,000	\$1,300	\$108
6200	Pool - Maintenance / Supplies	\$3,500	\$3,100	\$258
7001	Electric	\$3,600	\$3,800	\$317
7002	Utilities - Water / Sewer	\$33,000	\$34,000	\$2,833
7004	Utilities - Trash	\$18,484	\$22,656	\$1,888
7006	Cable TV (2015)	\$25,878	\$27,943	\$2,329
8000	Operating Contingency	\$1,209	\$2,000	\$167
	<b>TOTAL OPERATING EXPENSES</b>	<b>\$223,107</b>	<b>\$225,682</b>	<b>\$18,807</b>
	<b>RESERVES</b>			
9020	Reserves Painting	\$0	\$9,000	\$750
9040	Reserves Paving/Seal Coat	\$1,801	\$1,174	\$98
9060	Reserves Roofing	\$11,668	\$2,000	\$167
9070	Reserves Fence	\$313	\$399	\$33
9080	Reserves Pool	\$782	\$263	\$22
9100	Reserves Deferred Maintenance	\$3,255	\$5,458	\$455
	<b>TOTAL RESERVES</b>	<b>\$17,819</b>	<b>\$18,294</b>	<b>\$1,525</b>
	<b>TOTAL EXPENSES</b>	<b>\$240,926</b>	<b>\$243,976</b>	<b>\$20,331</b>
		\$0	\$0	

YOUR 2015 MONTHLY MAINTENANCE FEES WILL REMAIN THE SAME AT:

Unit A	\$	268.41
Unit B/C	\$	299.96
Unit D	\$	299.20

