

		2019 Budget
Income		
	HomeOwners Dues	
	2019 Assessments	934,391.00
	Sweetbriar Assessments	52,734.00
	Total HomeOwners Dues	987,125.00
	Other Income	25,000.00
	Rental Income	160,000.00
Total Income		1,172,125.00
Expense		
	Buoy Fees	6,300.00
	Fixed Costs	
	Contingency	1,337.42
	Fire Insurance	805.00
	Insurance	20,500.00
	Property Taxes	50,900.00
	Total Fixed Costs	73,542.42
	Operating Costs	
	Utilities	
	Cable	8,800.00
	Electrical	32,500.00
	Gas	43,500.00
	Lease Merlin Legend	8,000.00
	Telephone	17,000.00
	Trash Removal	12,000.00
	Water / Sewer	23,000.00
	Total Utilities	144,800.00
	Pool Maint &Supplies	2,621.50
	Grounds Maint.	
	Snow Removal	4,000.00
	Grounds Maint. - Other	8,000.00
	Total Grounds Maint.	12,000.00
	Housekeeping Supplies	25,000.00
	Repairs & Maintenance	
	Unit Maint.	22,000.00
	Total Repairs & Maintenance	22,000.00
	Operating Supplies	
	Newsletters	3,000.00
	Postage	6,522.90
	Advertisement & Printing	2,675.00
	Total Operating Supplies	12,197.90
	Contingency Operating	4,569.00
	Revenue Taxes	
	Occupancy Tax	4,400.00
	Revenue Taxes - Other	9,064.75
	Total Revenue Taxes	13,464.75

Total Operating Costs	236,653.15
General & Administrative	
Employee Benefits	
Employee Retirement	4,000.00
Medical Insurance Expense	6,621.00
Total Employee Benefits	<u>10,621.00</u>
Employee Insurance	
Workmans Compensation	24,000.00
Total Employee Insurance	<u>24,000.00</u>
General & Admin Contingency	1,040.66
Payroll Expense/Office Employee	
Housekeeping Payroll	200,000.00
Maintenance Payroll	111,000.00
Activities Director	
Payroll /Office /HK/M Supervisor	210,000.00
Total Payroll Expense/Office Employee	<u>521,000.00</u>
Total General & Administrative	556,661.66
Rental Commissions	37,000.00
Managing Agent Fee	99781.50
Legal	3,000.00
Office	
CardService Fee	
CardService Fee - Other	9,500.00
Total CardService Fee	<u>9,500.00</u>
Office Supplies	9,000.00
Bookkeeping / Accounting	2,200.00
Travel	200.00
Fees/Dues	600.00
Equipment Rental	6,750.00
Computer Repair	7,800.00
Office - Other	3,305.27
Total Office	<u>39,355.27</u>
Reserves	
Hanidicap Renovation	2,730.00
Carpets	2,625.00
Exterior Maint	8,400.00
Fences, Walkways & Pier	4,515.00
Furniture/Appliances	44,100.00
Interior Maint.	13,650.00
Linen/Personal Property	12,600.00
Office Equipment	2,940.00
Pool/Spa	7,875.00
Reserves/Contingency	4,515.00
Room Heater	5,775.00
Water Heater	5,040.00
Total Reserves	<u>114,765.00</u>

	S.B Expense	
	SB Developer HOA Dues	15,756.00
	Total S.B Expense	<u>15,756.00</u>
Total Budget		<u>1,182,815.00</u>

: 2019 ANNUAL MAINT.ASSESSMENT

	2019	
Studio	480.00	24480.00
One Bedroom	543.00	276930.00
Two Bedroom	598.00	609960.00
Three Bedroom	651.00	33201.00
Sweetbriar	1044.00	53244.00
33 Total Assessments	\$	997,815.00
Rental Income	\$	160,000.00
Other Income	\$	25,000.00
Total Income	\$	1,182,815.00