
2022 ASSOCIATION OPERATING BUDGET

INCOME

Account Name 2022 A

Assessment Income	\$62,000.00
Parking Income.....	\$0.00
Late Fee.....	\$0.00
Laundry Income.....	\$1,500.00
Miscellaneous Income.....	\$0.00
Total Operating Income	\$63,500.00

EXPENSE

Total Operating Expense	\$61,203.00
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Total Operating Expense	\$61,203.00

Association NOI

Net Operating Income

\$2,297.00

EXPENSE

CLEANING AND MAINTENANCE

Carpet Cleaning	\$1,000.00
Janitorial Expense	\$7,000.00
General Maintenance Labor	\$2,500.00
Landscaping	\$1,000.00
Exterminating/Pest Control	\$1,020.00
Snow Removal	\$3,100.00
Fire & Safety	\$300.00
Garbage and Recycling	\$5,400.00
Sewer Drain Maintenance	\$500.00
Total Cleaning and Maintenance.....	\$21,820.00

INSURANCE

Property Insurance.....	\$7,428.00
Total Insurance.....	\$7,428.00

LEGAL/PROFESSIONAL FEES

Legal.....	\$0.00
Accounting	\$250.00
Secretary of State Filings	\$15.00
Postage.....	\$10.00
Total Legal and other Professional Fees.....	\$275.00

MANAGEMENT FEES

Management fees	\$10,080.00
Total Management Fees.....	\$10,080.00

REPAIRS

Painting	\$250.00
Plumbing.....	\$500.00
Key/Lock Replacement.....	\$650.00
Roof Repair.....	\$500.00
Parking Gate/Garage Door	\$550.00
Intercom/Buzzer/Entry System.....	\$250.00
Door/Gate (Pedestrian).....	\$250.00
Electrical Repairs	\$250.00
Sewer, Drain & Irrigation Repairs	\$1,250.00
Misc Repairs.....	\$500.00
Total Repairs	\$4,950.00

UTILITIES

Electricity	\$1,500.00
Gas.....	\$4,000.00
Water	\$9,200.00
Phone/Internet	\$1,800.00
Total Utilities.....	\$16,500.00

CAPITAL EXPENSES

New Boiler/Hot Water Tank.....	\$0.00
Intercom/Door Systems [New]	\$0.00
Security Cameras/ Surveillance Systems.....	\$150.00
Special Projects	\$0.00
Total Capital Expenses	\$150.00