

| TIDEVIEW ESTATES CONDOMINIUM ASSOCIATION 2016 BUDGET | | | | | | | | | |
|--|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|------------------|
| | 2013 | | 2014 | | 2015 | | | 2016 | |
| | Approved | Actual | Approved | Actual | Approved | Thru Oct | Estimated | Approved | |
| Accounts | | | | | | | | | |
| Condo Fees | \$ 312,000 | \$ 308,649 | \$ 252,000 | \$ 252,000 | \$ 240,000 | \$ 200,000 | \$ 240,000 | \$ 240,000 | <i>Cost</i> |
| Misc Income (Refunds, Fees & Fines) | | \$ 4,605 | | \$ 2,616 | | \$ 22,181 | \$ 21,581 | | <i>per unit</i> |
| TOTAL INCOME | \$ 312,000 | \$ 313,254 | \$ 252,000 | \$ 254,616 | \$ 240,000 | \$ 222,181 | \$ 261,581 | \$ 240,000 | <i>per month</i> |
| Accounting Fees | \$ 3,700 | \$ 2,250 | \$ 2,250 | \$ 2,150 | \$ 2,300 | \$ 2,200 | \$ 2,200 | \$ 2,600 | \$ 2.17 |
| Administration Expense | \$ 1,000 | \$ 1,008 | \$ 916 | \$ 648 | \$ 700 | \$ 612 | \$ 700 | \$ 700 | \$ 0.58 |
| Bad Debt Write-Offs | \$ - | \$ 1,702 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Insurance | \$ 34,169 | \$ 32,740 | \$ 34,169 | \$ 34,054 | \$ 34,700 | \$ 28,684 | \$ 34,700 | \$ 36,650 | \$ 30.54 |
| Insurance Expense/Deductible | | | | | | \$ 17,778 | \$ 17,778 | \$ - | \$ - |
| Grounds Maintenance - Contract | \$ 19,055 | \$ 23,000 | \$ 23,000 | \$ 23,000 | \$ 23,000 | \$ 19,250 | \$ 23,000 | \$ 22,000 | \$ 18.33 |
| Grounds Maintenance - Non-Contract | | \$ 2,250 | \$ 1,550 | \$ 600 | \$ 1,600 | \$ 400 | \$ 1,600 | \$ 1,600 | \$ 1.33 |
| Fertilizer | \$ 5,000 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Snow Plowing - Contract | \$ 32,000 | \$ 32,000 | \$ 32,000 | \$ 32,000 | \$ 32,000 | \$ 26,240 | \$ 32,000 | \$ 26,000 | \$ 21.67 |
| Snow Plowing - Non-Contract | \$ 7,500 | \$ 1,610 | \$ 7,500 | \$ 4,095 | \$ 7,500 | \$ 10,855 | \$ 10,855 | \$ 8,000 | \$ 6.67 |
| Legal/Collection Fees | \$ 4,300 | \$ 75 | \$ 800 | \$ 338 | \$ 800 | \$ 1,933 | \$ 1,933 | \$ 800 | \$ 0.67 |
| Management Fees | \$ 20,900 | \$ 21,918 | \$ 22,575 | \$ 22,795 | \$ 22,600 | \$ 18,996 | \$ 22,600 | \$ 23,706 | \$ 19.76 |
| Pest Control | \$ 1,000 | \$ 935 | \$ 1,000 | \$ 949 | \$ 1,000 | \$ 1,120 | \$ 1,120 | \$ 1,000 | \$ 0.83 |
| Repairs/Maintenance | \$ 15,750 | \$ 8,721 | \$ 15,000 | \$ 11,132 | \$ 14,800 | \$ 5,447 | \$ 14,800 | \$ 18,344 | \$ 15.29 |
| Ice Dam | | | | | \$ - | \$ 9,608 | \$ 9,608 | \$ - | \$ - |
| Asphalt Maintenance | \$ 1,000 | \$ 3,045 | \$ 1,700 | \$ 1,900 | \$ 2,000 | \$ - | \$ 2,000 | \$ 2,500 | \$ 2.08 |
| Paint | \$ 8,000 | \$ - | \$ 16,000 | \$ 15,585 | \$ 8,000 | \$ 6,750 | \$ 8,000 | \$ 8,000 | \$ 6.67 |
| Septic Tank and Pumps | \$ 3,000 | \$ 1,233 | \$ 3,000 | \$ 1,448 | \$ 3,000 | \$ 2,104 | \$ 3,000 | \$ 3,000 | \$ 2.50 |
| Taxes | \$ 80 | \$ 60 | \$ 80 | \$ - | \$ 100 | \$ - | \$ - | \$ - | \$ - |
| Electric (pumps and street lights) | \$ 2,930 | \$ 2,988 | \$ 3,000 | \$ 2,812 | \$ 3,000 | \$ 2,448 | \$ 3,000 | \$ 3,200 | \$ 2.67 |
| Gas (generator) | \$ 500 | \$ 404 | \$ 500 | \$ 640 | \$ 700 | \$ 603 | \$ 700 | \$ 900 | \$ 0.75 |
| Water (outside spigots) | \$ 500 | \$ 960 | \$ 760 | \$ 986 | \$ 1,000 | \$ 725 | \$ 1,000 | \$ 1,000 | \$ 0.83 |
| OPERATING EXPENSES | \$ 160,384 | \$ 136,899 | \$ 165,800 | \$ 155,132 | \$ 158,800 | \$ 155,753 | \$ 190,594 | \$ 160,000 | \$ 133.33 |
| Reserve Deposits | \$ 95,000 | \$ 95,000 | \$ 86,200 | \$ 86,200 | \$ 81,200 | \$ 82,200 | \$ 81,200 | \$ 80,000 | \$ 66.67 |
| Asphalt Loan | \$ 56,616 | \$ 56,616 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| TOTAL EXPENSES | \$ 312,000 | \$ 291,938 | \$ 252,000 | \$ 241,332 | \$ 240,000 | \$ 237,953 | \$ 271,794 | \$ 240,000 | \$ 200.00 |
| Surplus/(Deficit) | \$ - | \$ 21,316 | \$ - | \$ 13,285 | \$ - | \$ (15,773) | \$ (10,213) | \$ - | |
| Condo Fee Per Unit = | \$ 260 | | \$ 210 | | \$ 200 | | | \$ 200 | |
| Budget Excess Transfer to Reserves | | \$ 3,423 | | \$ 24,739 | | | \$ 1,000 | | |

Approved by the Board of Directors on November 18, 2015