

La Solana Condominium Association 2020 Budget

Assessment Summary

<u>Unit/Lot Type</u>	<u>Frequency</u>	<u>Units</u>	<u>Time Period</u>	<u>Assessment</u>
Tier 1	Monthly	13	January - December	\$179.78
Tier 2	Monthly	71	January - December	\$281.95
Tier 3	Monthly	84	January - December	\$313.11
Tier 4	Monthly	84	January - December	\$353.93

Annual Budget Monthly Average Average Monthly Per Unit

Income Accounts				
Homeowner Assessments		\$940,643.40	\$78,386.95	\$311.06
Rental Income		\$5,376.00	\$448.00	
Total Income		\$946,019.40	\$78,834.95	\$311.06

Expense Accounts				
Utilities				
Electric		\$57,000.00	\$4,750.00	\$18.85
Gas		\$14,000.00	\$1,166.67	\$4.63
Sanitation - Refuse		\$12,000.00	\$1,000.00	\$3.97
Sewer		\$67,000.00	\$5,583.33	\$22.16
Telephone		\$15,000.00	\$1,250.00	\$4.96
Water - Bldg		\$38,000.00	\$3,166.67	\$12.57
Water - Fire Sprinklers		\$1,668.00	\$139.00	\$0.55
Water - Irrigation		\$30,000.00	\$2,500.00	\$9.92
Total Utilities		\$234,668.00	\$19,555.67	\$77.60
Maintenance				
Building Maint/Repair		\$24,000.00	\$2,000.00	\$7.94
Backflow Inspection		\$1,000.00	\$83.33	\$0.33
Club House Maint/Repair		\$5,000.00	\$416.67	\$1.65
Elevator Contract		\$34,592.00	\$2,882.67	\$11.44
Elevator Maintenance		\$2,000.00	\$166.67	\$0.66
Fire Sprinkler Insp.		\$2,520.00	\$210.00	\$0.83
Fire Sprinkler Maintenance		\$4,000.00	\$333.33	\$1.32
Fire Sprinkler Monitoring		\$500.00	\$41.67	\$0.17
Annual fire ext. inspection		\$1,850.00	\$154.17	\$0.61
Equipment		\$1,000.00	\$83.33	\$0.33
Irrigation Maint/Repair		\$3,600.00	\$300.00	\$1.19
Clubhouse Cleaning		\$14,520.00	\$1,210.00	\$4.80
Landscape Extras		\$7,000.00	\$583.33	\$2.31
Landscape Contract/Supplies		\$92,000.00	\$7,666.67	\$30.42
On Site Maintenance Staff		\$58,000.00	\$4,833.33	\$19.18
Onsite Maint Payroll Taxes		\$6,500.00	\$541.67	\$2.15
Exterminating		\$3,000.00	\$250.00	\$0.99
Termite Control		\$1,800.00	\$150.00	\$0.60
Pool/Spa Repairs		\$4,000.00	\$333.33	\$1.32
Pool/Spa Service Contract		\$5,400.00	\$450.00	\$1.79
Roof Maint/Repair		\$6,000.00	\$500.00	\$1.98
Total Maintenance		\$278,282.00	\$23,190.17	\$92.02

Supplies			
Maintenance Supplies	\$4,000.00	\$333.33	\$1.32
Lighting Supplies	\$1,500.00	\$125.00	\$0.50
Pool/Spa Supplies/Chemicals	\$4,000.00	\$333.33	\$1.32
Total Supplies	\$9,500.00	\$791.67	\$3.14
Administration			
Accounting/Tax Prep.	\$850.00	\$70.83	\$0.28
Collections	\$750.00	\$62.50	\$0.25
Collection Agency Fee	\$150.00	\$12.50	\$0.05
Insurance	\$58,000.00	\$4,833.33	\$19.18
Legal	\$2,500.00	\$208.33	\$0.83
Management Fee	\$40,420.80	\$3,368.40	\$13.37
Miscellaneous Office	\$500.00	\$41.67	\$0.17
Office & Printing	\$6,500.00	\$541.67	\$2.15
Office Administrative Salary	\$36,000.00	\$3,000.00	\$11.90
Office Admin Payroll Taxes	\$5,000.00	\$416.67	\$1.65
Permits	\$500.00	\$41.67	\$0.17
Postage	\$500.00	\$41.67	\$0.17
Social Expenses	\$4,500.00	\$375.00	\$1.49
Billing Statements	\$7,704.00	\$642.00	\$2.55
Taxes-Income	\$3,200.00	\$266.67	\$1.06
Website	\$600.00	\$50.00	\$0.20
Total Administration	\$167,674.80	\$13,972.90	\$55.45
Fund Transfers			
Reserve Allocation	\$255,894.60	\$21,324.55	\$84.62
Total Fund Transfers	\$255,894.60	\$21,324.55	\$84.62
Total Expenses	\$946,019.40	\$78,834.95	\$312.84

Summary

Income	\$946,019.40
Expenses and Fund Accounts	\$946,019.40