

CONDOMINIUM NO. ONE OF THE PINES, INC.

2011/2012
BUDGET SUMMARY

INCOME SUMMARY		BUDGET	ESTIMATED ACTUAL AT	BUDGET
CODE	ITEM	2010/11	4/30/11 YEAR END	2011/12
1001	Assessments	\$1,000,272	\$937,000	\$1,025,784
1002	Gas Income	\$240,252	\$240,252	\$232,000
1003	Late Fees	\$9,720	\$8,792	\$9,720
1006	Fine Income		\$1,000	
1010	Interest Income	\$51,000	\$32,661	\$34,104
1011	Rental Income	\$504	\$675	\$672
1015	Other Income	\$1,000	(Verizon 2 yrs. pd) \$33,825	\$1,000
1016	Trash Recycling Reimbursements	\$15,960	\$27,930	\$15,960
1018	Collection Charge Income	\$9,600	\$8,568	\$9,600
1022	Legal Income	\$7,800	\$7,030	\$7,800
1039	Billable Homeowner Income			
1040	Insurance Claim Income			
	TOTALS	\$1,336,108	\$1,297,733	\$1,336,640
EXPENSE SUMMARY				
CODE	ITEM			
2000	Personnel	\$167,968	\$164,446.00	\$168,212.00
2013	Health Savings Account	\$4,320	\$3,600	\$4,320
2014	Health/Dental/Life	\$12,000	\$10,500	\$12,000
2015	Payroll Expenses	\$15,360	\$15,360	\$18,540
2017	Uniforms	\$900	\$800	\$900
2019	Cell Phone Reimbursement	\$600	\$600	\$600
2020	Retirement Plan	\$3,504	\$3,000	\$3,000
3001	Plumbing Supplies	\$720	\$1,500	\$1,560
3003	Fire Equipment Service	\$180	\$180	\$120
3004	Miscellaneous Building Materials	\$8,400	\$8,100	\$8,160
3006	Janitorial Supplies	\$5,400	\$5,400	\$5,700
3007	Electrical Supplies	\$2,100	\$4,200	\$2,280
3008	Equipment/Tool Rental	\$240	\$240	\$240
3009	Maintenance/Hand Tools	\$1,320	\$2,809	\$1,320
3010	Grounds Supplies	\$180	\$30	\$120
3013	Signs/Parking Permits	\$600	\$600	\$480
3017	Snow Supplies	\$2,050	\$2,050	\$2,050
3020	Gas/Oil/Vehicle Parts	\$2,160	\$3,850	\$2,520
3024	Bottled Water	\$504	\$504	\$600
3025	Association Unit Supplies	\$240	\$240	\$240
4001	Drywall Repair	\$0	\$0	\$0
4003	Roofing Repair	\$2,400	\$1,800	\$3,600
4005	Glass Repair	\$240	\$240	\$180
4006	Fire Equipment Service	\$2,250	\$2,250	\$2,250
4009	Electrical Repairs	\$1,200	\$5,000	\$1,200
4010	Miscellaneous Repairs	\$2,400	\$2,000	\$2,400
4012	Plumbing	\$39,204	\$30,000	\$32,604
4015	Exterminating	\$6,804	\$4,000	\$6,804
4016	Trash Removal	\$74,160	\$73,000	\$75,096

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		BUDGET 2010/11	ESTIMATED ACTUAL AT 4/30/11 YEAR END	BUDGET 2011/12
4017	Lawn Maintenance	\$39,600	\$39,600	\$40,296
4018	Landscaping Service	\$25,000	\$32,360	\$6,000
4019	Snow Services	\$7,000	\$7,000	\$7,000
4020	Tree Removal	\$4,200	\$5,500	\$2,000
4023	Railing Repair/Welding	\$600	\$600	\$600
4025	Repair to Association-Owned Units	\$684	\$813	\$684
4028	Equipment Repair	\$600	\$600	\$600
4031	Watering	\$2,000	\$7,000	\$0
4039	Billable Homeowner Expense		\$1,630	\$0
5001	Bank Charges	\$300	\$330	\$300
5006	Printing/Postage/Office Supplies	\$12,000	\$11,500	\$10,008
5007	Phone/Message Service	\$3,240	\$3,240	\$3,240
5008	Pager Expense	\$420	\$420	\$420
5010	Office Equipment	\$1,260	\$900	\$760
5012	Miscellaneous Expense	\$1,200	\$900	\$0
6001	Electricity	\$49,637	\$51,000	\$51,418
6002	Natural Gas	\$215,600	\$225,000	\$210,634
6002.74	Natural Gas - Association Units	\$660	\$660	\$660
6003	Water & Sewer	\$117,872	\$126,000	\$131,887
7002	Legal	\$18,000	\$24,159	\$15,000
7003	Audit	\$3,750	\$3,650	\$3,750
7005	Dues/Education	\$756	\$756	\$456
7006	Community Association Expense	\$306	\$306	\$320
7007	Management Fee	\$85,380	\$87,048	\$86,580
7008	Taxes/License/Registration Fees	\$12,025	\$14,584	\$9,025
7010	Insurance	\$52,600	\$54,000	\$57,614
7011	Meter Reading/Billing	\$12,300	\$12,704	\$15,936
7014	Condominium Fee Payments	\$6,756	\$6,888	\$7,056
7016	Professional Services	\$600	\$2,322	\$900
7018	Collection Cost Expense	\$11,400	\$15,636	\$11,400
7030	Capital Improvements	\$0	\$0	\$0
7040	Insurance Claim Expense	\$10,800	\$33,829	\$10,800
7050	Operational Reserve	\$52,158	\$0	\$74,200
	Reserve Fund	\$230,000	\$230,000	\$220,000
	TOTALS	\$1,336,108	\$1,347,234	\$1,336,640

LOSS

% INTEREST	# OF UNITS	2006/07 FEE	2006/07 FEE	2007/08 FEE May-Jan.	2008/09 REVISED FEE Feb.-Apr.	2009/10 FEE	2010/11 FEE	2011/2012 FEE
.26887	98	\$279.00	\$207.00	\$212.00	\$219.00	\$224.00	\$228.00	\$234.00
.33529	10	\$348.00	\$258.00	\$265.00	\$274.00	\$279.00	\$284.00	\$291.00
.34162	148	\$355.00	\$262.00	\$270.00	\$279.00	\$284.00	\$290.00	\$297.00
.41121	48	\$427.00	\$316.00	\$324.00	\$335.00	\$342.00	\$349.00	\$358.00
	304							