

Ganita Condo Owners Assn

Approved Budget 2018

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OPERATIONS

Income

HOA Dues	177,655
Interest Income	200
Total Income	177,855

Expense

Admin and Management

Accounting Fees	9,000
Annual Corp Report	100
Bank Service Charges	75
HOA Reg. ST Div of Real Estate	45
Insurance Refund	-
Insurance - Other	23,000
Umbrella Insurance	250
Legal Fees	-
Legal Fees - Other	4,000
Management Fees	2,400
Office Expense/Conference Call	250
Postage and Delivery	200
Tax Return Preparation	600
Taxes - Property	200
Website	100
Taxes - Fed/State	-
Total Administration & Management	40,220

Maintenance

Annual Fire Inspection	1,200
Annual Back Flow Testing	1,000
Building Repairs - Other	6,500
Carpet & Floor Sealing	1,200
Cleaning Contract	6,000
Elevator Maintenance	9,000
Boiler Repairs	4,300
Garage Doors	-
Roof	2,000
Site Checks	2,000

Snow Removal	6,000	Prior year was over \$5800, I propose the incr
Supplies/Light Bulbs	1,000	
Window Washing/Gutter Cleaning	2,500	
Merchant deposit fees	20	
Electric	16,000	
Gas	20,000	
Rubbish	3,600	
Security & Fire Protection	1,000	this is basically monitoring, should we increas
Telephone	1,200	
Water/Sewer	13,700	
Maintenance	98,220	
Total Expense	138,440	

Net Operating Income 39,415

Operating Beginning Fund Balance	38,503
Contribution to Reserve	(39,415)
Current Year Operating Income	39,415
Operating Funds for Future Years	38,503

Reserve Activity
Funding to Reserve Account **39,415**

Expenditures

Painting	
2018 Project	
2018 Project	
2018 Project	
Total Expenditures	-

Net Reserve Activity **39,415**

Reserve Beginning Fund Balance	217,919
Contribution from Operating	39,415
Current Year Expenses	-
Operating Funds for Future Years	257,334

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se for batteries, etc?