

FAIRFIELD AT BOCA H.O.A. INC.
 APPROVED BUDGET FOR PERIOD 01/01/2019 TO 12/31/2019

NUMBER OF UNITS 428	YEAR 2018 ADOPTED BUDGET	YEAR 2019 APPROVED BUDGET
INCOME:		
ASSESSMENT INCOME	821,760	821,760
PRIOR YEAR SURPLUS	0	0
SCREENING FEES	10,000	12,000
CLUBHOUSE RENTAL	0	0
GATE CLICKER INCOME	4,000	4,000
RENTAL INCOME	3,200	0
TOTAL INCOME	838,960	837,760

EXPENSES:

ADMINISTRATIVE

MANAGEMENT CONTRACT	70,874	75,126
ACCOUNTING/AUDIT	4,700	5,000
LEGAL FEES	20,000	20,000
BILLING/OFFICE	14,500	14,500
BACK GROUND CHECK	6,300	6,300
ON SITE COMPUTER EXP	6,500	5,500
TAXES/LICENSES/FEES	1,000	700
INSURANCE GENERAL	33,925	38,100
ON SITE STAFF	70,679	74,920
BAD DEBT EXPENSE	0	0
PRINCIPAL PMT ON CREDIT LINE	42,000	55,000
INTEREST ON LINE OF CREDIT	6,500	8,500
TOTAL ADMINISTRATIVE	276,978	303,646

UTILITIES

ELECTRIC	46,450	44,300
WATER & SEWER	3,500	3,800
TRASH REMOVAL	320	320
TELEPHONE	9,665	12,080
TOTAL UTILITIES	59,935	60,500

OPERATING

POOL SERVICE CONTRACT	10,500	10,500
POOL MAINT/REPAIRS	4,500	4,500
COMMON GROUNDS CONTRACT	45,000	45,000
LANDSCAPE EXTRAS	11,500	17,000
LANDSCAPE TREE TRIMMING	20,000	23,000
IRRIGATION MAINT	50,200	44,500
FERTILIZATION/PEST CONTROL	18,000	18,000
LAKE FOUNTAIN MAINT	750	750
LAKE MAINTENANCE	3,600	3,600
TENNIS COURTS	1,000	1,000
JANITORIAL CLUBHOUSE	4,100	4,100
MATERIAL/SUPPLIES	5,500	5,000
GATE ATTENDANTS	205,500	165,000
GATE REPAIRS/MAINT	18,000	20,000
SECURITY CAMERAS	18,600	19,600
REPAIRS/MAINT BLDGS	17,491	14,431

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	YEAR 2018 ADOPTED BUDGET	YEAR 2019 APPROVED BUDGET
OPERATING CONTINUED		
ELECTRICAL REPAIRS	10,000	10,000
COST OF UNIT	7,500	0
GOLF CART MAINTENANCE	2,500	2,500
HOLIDAY LIGHTING	5,000	6,000
COMMUNITY IMPROVEMENT	15,000	23,000
TOTAL OPERATING EXPENSE	474,241	437,481
TOTAL EXPENSES WITH OUT RESERVES	811,154	801,627
RESERVES		
ROOF RESERVES	225	225
POOL RESURFACE	4,343	3,300
POOL EQUIPMENT	0	6,600
PAINTING RESERVES	0	0
RECREATIONAL RESERVES	4238	4,508
PAVING RESERVES	0	0
BETTERMENT/IMPROVEMENT	19,000	21,500
TOTAL RESERVES	27,806	36,133
TOTAL EXPENSES WITH RESERVES	838,960.00	837,760

MAINTENANCE	YEAR 2018	YEAR 2019
PER UNIT PER YEAR	\$1,920.00	\$1,920.00
PER UNIT PER MONTH	\$160.00	\$160.00