

TURTLE RUN FOUNDATION, INC.
Proposed 2025 Operating Budget
January 1, 2025 through December 31, 2025

ITEM		2024	2025
G/L #	ADMINISTRATIVE EXPENSES		
5310-000	Management Contract	\$ 16,710	\$ 16,710
5315-000	Office Expenses	\$ 2,000	\$ 2,000
5320-000	Annual Audit & Review	\$ 350	\$ 350
5321-000	Legal	\$ 10,000	\$ 15,000
5330-000	Insurance - General Liability	\$ 61,900	\$ 61,754
5330-006	Insurance - Directors and Officers	\$ 8,650	\$ 8,650
5336-001	Corporate Filing Fee	\$ 100	\$ 100
5312-000	Website Communication	\$ -	\$ 6,000
OPERATING EXPENSES			
5022-000	Tree Trimming & Replacements - Common Areas	\$ 25,000	\$ -
5100-000	General Maintenance & Supplies	\$ 30,000	\$ -
5100-007	Pressure Cleaning - Walkways & Curbs	\$ 4,000	\$ -
5150-001	Speeding & Rules Enforcement Patrol	\$ 130,000	\$ 130,000
5112-000	Capital Improvements	\$ 25,000	\$ -
5337-002	Community Events	\$ 20,000	\$ -
5337-000	Seasonal Events	\$ -	\$ 15,000
TOTAL		\$ 333,710	\$ 255,564

Amounts have been rounded to the nearest whole dollar

	Percentage of	Annual Assessment
Anabi Real Estates Dev LLC (Speedway/Hess Gas St.)	0.007346259	\$ 1,877
Burlington Coat Factory	0.022707733	\$ 5,803
Bronxville Properties (PetSmart)	0.009223175	\$ 2,357
Brown Capital LLP (Cumberland Farms)	0.008598487	\$ 2,197
BWW Turtle Crossing LLC (Buffalo Wild Wings)	0.004766001	\$ 1,218
CH Realty IX (Turtle Crossing LP - Multiple Addresses)	0.062222309	\$ 15,902
Cole TY Coral Springs (Urban Air Adventure Park)	0.025219304	\$ 6,445
Colonial Suites Inc. (Wendys)	0.002549685	\$ 652
Coral Springs Covenant Group Inc. (CS Denstistry and CRAVE Poke)	0.005532975	\$ 1,414
Cypress Pointe at Coral Springs	0.107005425	\$ 27,347
EQR-Turtle Run LLC (Windsor Coral Springs)	0.115470594	\$ 29,510
Estates at Turtle Run	0.079489744	\$ 20,315
Fuentas Business Group LLC (Bank United)	0.004548933	\$ 1,163
G&C Holland Coral Springs LLC (Ross)	0.024398195	\$ 6,235
GS Coral Springs Owner, LLC (Avana Coral Springs)	0.118844974	\$ 30,373
Harbor Island at Turtle Run Homeowners Association	0.034649376	\$ 8,855
Hidden Lake at Turtle Run Homeowners Association	0.020381986	\$ 5,209
JIB Holdings IV LLC (KFC/Taco Bell)	0.002889962	\$ 739
Lautaro Re. Investment Corp. (Pollo Tropical)	0.002520518	\$ 644
LN Properties AZA LLC (AutoZone)	0.004226735	\$ 1,080
Lowe's Home Center	0.028651345	\$ 7,322
MDC Coast 5 LLC (7-Eleven)	0.004654981	\$ 1,190
Newport Homeowners Association	0.034649376	\$ 8,855
Spa The Grove (The Grove at Turtle Run Apartments)	0.182788501	\$ 46,714
Steak N Shake Operations Inc	0.004166506	\$ 1,065
Target	0.031075313	\$ 7,942
Turtle Creek Dr. LLC (Daycare)	0.004558839	\$ 1,165
Wal-Mart	0.046862771	\$ 11,976
TOTAL	100.00%	\$ 255,564