

Golfside Village Condominiums P.O. Box 331 Lehigh Acres Fl 33971

Approved Annual Budget 2025

FOR THE PERIOD: January 1 2025 -DECEMBER 31,2025

ESTIMATED INCOME

Regular Assessments	\$134,400.00
From Reserve Account for repairs	
Special Assessment	

TOTAL INCOME

\$134,400.00

ESTIMATED EXPENSES FOR THE ASSOCIATION AND CONDOMINIUM

ADINISTRATION

Legal	\$3,400.00
General Supplies	\$600.00
MANAGEMENT FEE	\$4,800.00
MAINTENANCE	
General Repairs	\$4,000.00
Electrical Reapirs	\$500.00
Fire Hydrant Inspections	\$785.00
Grounds Keeper	\$3,000.00
Pool Furniture	\$250.00
Pool Supplies/ Repairs	\$1,100.00
Pool Service	\$4,740.00
Fence Repair	\$150.00
Paint	\$700.00
Stair repairs	\$7,700.00
Sprinkler Maintenance	\$500.00
Lawn Service	\$12,900.00
Parking lot resurfacing	\$-
Tree Service	\$3,000.00
INSURANCE	\$52,254.00

OTHER EXPENSES

Electricity	\$7,000.00
Sewer and Water	\$685.00
Garbage	\$7,395.00
FEES PAYABLE TO THE DIVISION	\$490.00

TOTAL

\$116,074.00

RESERVES(see schedule below)

DEFFERRED MAINTENANCE

Building painting	\$3,200.00
Pavement resurfacing	\$2,000.00
Roof replacement	\$4,333.33
Common Area Furniture	\$40.00
Pool Equipment	\$750.00
Tennis Courts	\$633.33
Carport Replacement	\$5,875.00
Fences	\$333.33

TOTAL

\$17,164.99

TOTAL OPERATING EXPENSE AND RESERVES

\$133,238.99

UNIFORM ASSESMENT FOR EACH UNIT (40 UNITS)

MONTHLY: \$280.00*****ANNUALLY: **\$134,400.00**

Property Manager Connie Wattenmaker