

Budget

Council of Unit Owners of Normandy Place Condominium

Order: 7VNQUZZYL
Address: 14000 Farnsworth Ln 3305
Order Date: 05-12-2019
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Normandy Place Condominium						
Account	Description	2018 Budget	2018 Actual	2018 Remaining	2018 Projected	2019 Budget
Operating Accounts						
Income Accounts						
Operating Income						
5110	Assessment Income	\$753,120.00	\$497,810.77	\$256,000.00	\$753,810.77	\$768,000.00
5115	Special Assessment	\$672,000.00	\$668,815.00	\$0.00	\$668,815.00	\$0.00
5124	Insurance Proceeds	\$0.00	\$1,626.26	\$0.00	\$1,626.26	\$0.00
5126	Parking Income	\$0.00	\$75.00	\$0.00	\$75.00	\$0.00
5134	Late Cgs/Rtn Ck Cgs	\$10,000.00	\$10,905.00	\$5,452.50	\$16,357.50	\$10,000.00
5136	NSF Fee Recovery	\$420.00	\$275.00	\$137.50	\$412.50	\$480.00
5148	Mgt Collection Fees Recovery	\$5,000.00	\$5,415.50	\$2,707.75	\$8,123.25	\$5,000.00
5150	Keys/Programming	\$0.00	\$110.19	\$55.10	\$165.29	\$0.00
5156	Reimbursed Charge	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5160	Legal Fee Recovery	\$16,000.00	\$10,356.85	\$5,178.43	\$15,535.28	\$16,000.00
50-4356-00	Int On Past Due Owner Accts	\$0.00	\$1,746.78	\$873.39	\$2,620.17	\$0.00
Income Accounts Total		\$1,456,540.00	\$1,197,136.35	\$270,404.66	\$1,467,541.01	\$799,480.00
Expense Accounts						
Professional Services						
5305	Legal-Cost Of Collections	\$24,960.00	\$11,950.50	\$5,975.25	\$17,925.75	\$20,000.00
5307	Collection Agency Fees	\$0.00	\$5,632.50	\$2,816.25	\$8,448.75	\$3,500.00
5310	Legal-General	\$10,000.00	\$1,375.00	\$687.50	\$2,062.50	\$12,000.00
Administrative Expenses						
5606	Meeting Expense	\$210.00	\$280.00	\$140.00	\$420.00	\$420.00
5613	Bank Charges	\$0.00	\$125.00	\$62.50	\$187.50	\$180.00
5617	Postage	\$400.00	\$475.21	\$237.61	\$712.82	\$400.00
5619	Printing & Copies	\$1,000.00	\$563.54	\$281.77	\$845.31	\$1,000.00
5635	Parking Management	\$1,500.00	\$0.00	\$0.00	\$0.00	\$1,500.00
5637	Management-Admin Fees	\$5,000.00	\$821.50	\$410.75	\$1,232.25	\$1,500.00
5639	Supplemental Mgmt	\$10,000.00	\$2,380.00	\$1,190.00	\$3,570.00	\$10,000.00
5645	Collection Write-Off Expense	\$171,014.00	\$12,340.00	\$6,170.00	\$18,510.00	\$130,560.00
5653	Misc General & Admin	\$400.00	\$0.00	\$0.00	\$0.00	\$400.00
Utilities						
6055	Water / Sewer	\$63,600.00	\$42,131.48	\$21,065.74	\$63,197.22	\$63,600.00
6065	Electricity	\$40,000.00	\$36,225.30	\$18,112.65	\$54,337.95	\$55,000.00
6070	Telephone	\$10,000.00	\$5,663.51	\$2,831.76	\$8,495.27	\$10,000.00
Repairs & Maintenance						
6505	Bldg & Site Maintenance	\$31,680.00	\$8,034.15	\$4,017.08	\$12,051.23	\$31,680.00
6520	Electrical Repairs	\$5,000.00	\$5,424.89	\$2,712.45	\$8,137.34	\$9,000.00
6526	Plumbing Repairs	\$17,000.00	\$3,741.00	\$1,870.50	\$5,611.50	\$6,000.00
6528	Painting	\$10,000.00	\$0.00	\$0.00	\$0.00	\$10,000.00
6532	Roof Repairs	\$5,000.00	\$839.41	\$419.71	\$1,259.12	\$5,000.00
6534	Gutter Cleaning	\$10,000.00	\$0.00	\$0.00	\$0.00	\$0.00
6536	HVAC Repair & Maint	\$17,000.00	\$12,785.00	\$6,392.50	\$19,177.50	\$17,000.00
6540	Noncontract Grounds/Lawn Mtn	\$4,050.00	\$1,500.00	\$750.00	\$2,250.00	\$4,000.00
6544	Tree Removal/Pruning	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
6548	Alarm System Maintenance & Repairs	\$3,000.00	\$411.00	\$205.50	\$616.50	\$3,000.00
6552	Door Repairs	\$2,000.00	\$2,012.00	\$1,006.00	\$3,018.00	\$2,000.00
6554	Elevator Repairs	\$5,000.00	\$3,230.03	\$1,615.02	\$4,845.05	\$5,000.00
6558	Sprinkler System Repairs	\$3,400.00	\$1,125.00	\$562.50	\$1,687.50	\$3,450.00
6560	Lights & Street Lights	\$1,825.86	\$71.00	\$35.50	\$106.50	\$1,000.00
6565	Snow Removal	\$10,000.00	\$5,665.00	\$2,832.50	\$8,497.50	\$10,000.00
6586	Property Loss/Insurable Expense	\$85,000.02	\$4,130.91	\$2,065.46	\$6,196.37	\$15,000.00
Contractual Services						
7005	Audit & Accounting	\$2,800.00	\$2,800.00	\$0.00	\$2,800.00	\$2,800.00
7010	Management Fees	\$48,976.08	\$32,693.84	\$16,346.92	\$49,040.76	\$50,515.32
7025	Lawn/Grounds Contract	\$19,200.00	\$8,000.00	\$4,000.00	\$12,000.00	\$19,200.00
7030	Janitorial Contract Svcs	\$36,000.00	\$27,368.00	\$13,684.00	\$41,052.00	\$37,339.56
7040	Elevator Contract Mtn	\$15,400.00	\$7,827.00	\$3,913.50	\$11,740.50	\$15,400.00
7045	Fire Equip/System Maint	\$350.00	\$0.00	\$0.00	\$0.00	\$350.00
7050	Alarm Monitoring Contract	\$2,544.00	\$1,696.00	\$848.00	\$2,544.00	\$2,544.00
7055	Entry System Maintenance	\$3,900.00	\$2,600.00	\$1,300.00	\$3,900.00	\$3,900.00
7060	Trash Removal	\$35,496.00	\$20,706.00	\$14,790.00	\$35,496.00	\$38,400.00
7065	Pest Control	\$1,000.00	\$0.00	\$0.00	\$0.00	\$600.00
Insurance						
7505	Package Policy	\$111,385.80	\$81,044.38	\$40,522.19	\$121,566.57	\$102,924.15
7510	Commercial General Liability	\$740.00	\$0.00	\$0.00	\$0.00	\$0.00
7517	Director/Officer Liability Ins	\$3,000.00	\$274.00	\$268.00	\$542.00	\$804.00
7519	Umbrella Insurance	\$3,000.00	\$2,642.50	\$0.00	\$2,642.50	\$2,643.00
Taxes						
5516	Clean Water Act Fee	\$0.00	-\$62.84	\$0.00	-\$62.84	\$62.84
Non-operating Expenses						

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	9002	Legislative Advocacy Donation	\$160.00	\$160.00	\$0.00	\$160.00	\$160.00
	9010	Contribution To Reserve	\$638,368.24	\$1,698.54	\$19,586.75	\$21,285.29	\$87,647.13
New							
Expense Accounts Total			\$1,472,360.00	\$358,380.35	\$199,725.83	\$558,106.18	\$799,480.00
Operating Accounts Net			-\$15,820.00	\$838,756.00	\$70,678.84	\$909,434.84	\$0.00

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