

Twelve Month Budget

Saturday July 31, 2010

Towers @ Chessman Pk 2010 Reserve

Towers @ Cheesman Reserve Accrual Budget Year Starts January 1, 2010

	<u>Jan 2010</u>	<u>Feb 2010</u>	<u>Mar 2010</u>	<u>Apr 2010</u>	<u>May 2010</u>	<u>Jun 2010</u>	<u>Jul 2010</u>	<u>Aug 2010</u>	<u>Sep 2010</u>	<u>Oct 2010</u>	<u>Nov 2010</u>	<u>Dec 2010</u>	<u>Total</u>
INCOME													
Reserve Income													
9410 Reserve Income	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	34,800.00
Total Reserve Income	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	34,800.00
 TOTAL INCOME	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 34,800.00
 NET INCOME (LOSS)	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 2,900.00	 34,800.00

Twelve Month Budget

Saturday July 31, 2010

Towers at Cheesman Park 2010 Operating

Towers @ Cheesman Park Accrual Budget Year Starts January 1, 2010

	<u>Jan 2010</u>	<u>Feb 2010</u>	<u>Mar 2010</u>	<u>Apr 2010</u>	<u>May 2010</u>	<u>Jun 2010</u>	<u>Jul 2010</u>	<u>Aug 2010</u>	<u>Sep 2010</u>	<u>Oct 2010</u>	<u>Nov 2010</u>	<u>Dec 2010</u>	<u>Total</u>
INCOME													
Income													
4010 Dues	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	27,586.00	331,032.00
4080 Late Fee Income	166.67	166.67	166.67	166.67	166.67	166.66	166.67	166.66	166.67	166.66	166.67	166.66	2,000.00
4090 Laundry Income	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	750.00	9,000.00
4100 Legal Income	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
4120 Move In/Out Fees	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00	300.00
Total Income	28,611.00	28,611.00	28,611.00	28,611.00	28,611.01	28,610.99	28,611.01	28,610.99	28,611.01	28,610.99	28,611.01	28,610.99	343,332.00
TOTAL INCOME	28,611.00	28,611.00	28,611.00	28,611.00	28,611.01	28,610.99	28,611.01	28,610.99	28,611.01	28,610.99	28,611.01	28,610.99	343,332.00
EXPENSES													
Operating Expenses													
5010 Electric	3,416.67	3,416.67	3,416.67	3,416.67	3,416.67	3,416.66	3,416.67	3,416.66	3,416.67	3,416.66	3,416.67	3,416.66	41,000.00
5020 Gas	3,166.67	3,166.67	3,166.67	3,166.67	3,166.67	3,166.66	3,166.67	3,166.66	3,166.67	3,166.66	3,166.67	3,166.66	38,000.00
5039 Telephone	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	6,000.00
5040 Trash Removal	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.66	1,666.67	1,666.66	1,666.67	1,666.66	1,666.67	1,666.66	20,000.00
5070 Water/Sewer	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	1,750.00	21,000.00
5075 Wastewater	108.33	108.33	108.33	108.33	108.34	108.33	108.34	108.33	108.34	108.33	108.34	108.33	1,300.00
Total Operating Expenses	10,608.34	10,608.34	10,608.34	10,608.34	10,608.35	10,608.31	10,608.35	10,608.31	10,608.35	10,608.31	10,608.35	10,608.31	127,300.00
Maintenance Expenses													
6050 General Building Maint	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	3,000.00
6058 Carpet Cleaning	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
6062 Cleaning/Janitorial Supp	41.67	41.67	41.67	41.67	41.67	41.66	41.67	41.66	41.67	41.66	41.67	41.66	500.00
6073 Clubhouse Supplies	8.33	8.33	8.33	8.33	8.34	8.33	8.33	8.34	8.33	8.33	8.34	8.33	100.00
6087 Electrical Supplies	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
6089 Elevator Contract & Maint	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	6,000.00
6170 Fire/Security/Intercom	416.67	416.67	416.67	416.67	416.67	416.66	416.67	416.66	416.67	416.66	416.67	416.66	5,000.00
6179 Garage Maintenance	166.67	166.67	166.67	166.67	166.67	166.66	166.67	166.66	166.67	166.66	166.67	166.66	2,000.00
6240 Grounds Maintenance	358.33	358.33	358.33	358.33	358.34	358.33	358.34	358.33	358.34	358.33	358.34	358.33	4,300.00
6242 Grounds Improvements	62.50	62.50	62.50	62.50	62.50	62.50	62.50	62.50	62.50	62.50	62.50	62.50	750.00
6245 Grounds Sprinkler Repair	41.67	41.67	41.67	41.67	41.67	41.66	41.67	41.66	41.67	41.66	41.67	41.66	500.00
6295 HVAC Contract/Maintenance	833.33	833.33	833.33	833.33	833.34	833.33	833.34	833.33	833.34	833.33	833.34	833.33	10,000.00
6311 Janitorial	1,166.67	1,166.67	1,166.67	1,166.67	1,166.67	1,166.66	1,166.67	1,166.66	1,166.67	1,166.66	1,166.67	1,166.66	14,000.00
6315 Locks/Keys	16.67	16.67	16.67	16.67	16.67	16.66	16.67	16.66	16.67	16.66	16.67	16.66	200.00
6389 Maintenance Supplies	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
6404 Parking Lot Maintenance	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
6430 Plumbing	416.67	416.67	416.67	416.67	416.67	416.66	416.67	416.66	416.67	416.66	416.67	416.66	5,000.00
6470 Roof Contract	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	85.00	1,020.00
6485 Sauna/Exercise Room	166.67	166.67	166.67	166.67	166.67	166.66	166.67	166.66	166.67	166.66	166.67	166.66	2,000.00
6490 Security Patrol	504.17	504.17	504.17	504.17	504.17	504.16	504.17	504.16	504.17	504.16	504.17	504.16	6,050.00
6510 Snow Removal	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	3,000.00
Total Maintenance Expenses	5,618.34	5,618.34	5,618.34	5,618.34	5,618.41	5,618.25	5,618.40	5,618.26	5,618.41	5,618.25	5,618.41	5,618.25	67,420.00
Administration Expense													
7030 Audit/Accounting Fees	229.17	229.17	229.17	229.17	229.17	229.16	229.17	229.16	229.17	229.16	229.17	229.16	2,750.00
7060 Postage, Printing, Copies	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
7110 Master Insurance	3,041.67	3,041.67	3,041.67	3,041.67	3,041.67	3,041.66	3,041.67	3,041.66	3,041.67	3,041.66	3,041.67	3,041.66	36,500.00

Twelve Month Budget

Saturday July 31, 2010

Towers at Cheesman Park 2010 Operating (Continued)

Towers @ Cheesman Park Accrual Budget Year Starts January 1, 2010

	<u>Jan 2010</u>	<u>Feb 2010</u>	<u>Mar 2010</u>	<u>Apr 2010</u>	<u>May 2010</u>	<u>Jun 2010</u>	<u>Jul 2010</u>	<u>Aug 2010</u>	<u>Sep 2010</u>	<u>Oct 2010</u>	<u>Nov 2010</u>	<u>Dec 2010</u>	<u>Total</u>
EXPENSES (Continued)													
Administration Expense (Continued)													
7116 Insurance-Workman's Comp	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
7117 Insurance-Mgr Medical	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	500.00	6,000.00
7120 Legal Fees	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
7130 Licenses/Taxes/Inspection	83.33	83.33	83.33	83.33	83.34	83.33	83.34	83.33	83.34	83.33	83.34	83.33	1,000.00
7140 Management Fees	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	1,900.00	22,800.00
7180 Management/Admin	95.83	95.83	95.83	95.83	95.84	95.83	95.84	95.83	95.84	95.83	95.84	95.83	1,150.00
7181 Onsite Office Expense	58.33	58.33	58.33	58.33	58.34	58.33	58.34	58.33	58.34	58.33	58.34	58.33	700.00
7245 Payroll Taxes	283.33	283.33	283.33	283.33	283.33	283.34	283.33	283.34	283.33	283.34	283.33	283.34	3,400.00
7250 Payroll Service	116.67	116.67	116.67	116.67	116.67	116.66	116.67	116.66	116.67	116.66	116.67	116.66	1,400.00
7262 Resident Manager Salary	2,916.67	2,916.67	2,916.67	2,916.67	2,916.67	2,916.66	2,916.67	2,916.66	2,916.67	2,916.66	2,916.67	2,916.66	35,000.00
Total Administration Expense	9,474.99	9,474.99	9,474.99	9,474.99	9,475.05	9,474.96	9,475.05	9,474.96	9,475.05	9,474.96	9,475.05	9,474.96	113,700.00
Reserves Contribution													
5900 Reserve Contributions	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	34,800.00
Total Reserves Contribution	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	2,900.00	34,800.00
TOTAL EXPENSES	28,601.67	28,601.67	28,601.67	28,601.67	28,601.81	28,601.52	28,601.80	28,601.53	28,601.81	28,601.52	28,601.81	28,601.52	343,220.00
NET INCOME (LOSS)	9.33	9.33	9.33	9.33	9.20	9.47	9.21	9.46	9.20	9.47	9.20	9.47	112.00