

2014 BUDGET VERSAILLES CONDOMINIUMS ASSOCIATION					
	2013 BUDGET	2013 ACTUALS	2014 BUDGET	YTD ACTUAL JAN-APRIL	2014 - 30% AUG-DEC BUDGET
INCOME					
Assessments	\$205,800.00	\$209,688.00	\$209,800.00	\$69,896.00	\$235,960.00
Covenant Violations				\$75.00	\$100.00
Late Fee Income		\$5,481.22		\$120.00	\$200.00
Laundry Income	\$5,537.00	\$5,262.45	\$5,300.00	\$1,433.40	\$5,500.00
Miscellaneous Income	\$4,000.00		\$4,500.00	\$582.00	\$2,000.00
Move In/Out					\$1,000.00
Pet Fees					\$400.00
Special Assessment		\$17,532.92	\$60,900.00	\$8,737.36	\$26,470.00
TOTAL INCOME	\$215,337.00	\$237,964.59	\$280,500.00	\$80,843.76	\$271,630.00
EXPENSES					
UTILITIES					
Electricity	\$58,000.00	\$22,819.60	\$46,150.00	\$4,180.87	\$18,000.00
Cable		\$948.82		\$241.65	\$322.00
Gas		\$25,053.97		\$21,177.21	\$30,000.00
Waste Water		\$1,007.31			\$1,000.00
Water / Sewer	\$12,000.00	\$11,887.11	\$13,500.00	\$2,597.48	\$12,500.00
TOTAL UTILITIES	\$70,000.00	\$61,716.81	\$59,650.00	\$28,197.21	\$61,822.00
GROUND					
Trash Removal	\$4,500.00	\$5,288.30	\$4,800.00	\$1,676.25	\$5,000.00
Landscape	\$4,000.00	\$8,445.00	\$4,000.00	\$237.50	\$1,500.00
Snow Removal	\$1,500.00	\$2,083.43	\$2,000.00	\$1,799.20	\$2,500.00
TOTAL GROUNDS	\$10,000.00	\$15,816.73	\$10,800.00	\$3,712.95	\$9,000.00
MAINTENANCE					
Buiding Maintenance	\$44,000.00	\$10,220.65	\$40,050.00	\$4,841.24	\$12,000.00
Elevator Contract	\$7,962.00	\$9,168.14	\$8,000.00	\$1,893.78	\$8,200.00
Exercise Room/Equipment		\$951.03		\$569.34	\$1,000.00
Pest Control		\$420.00		\$126.00	\$300.00
Fire Alarm Monitoring		\$1,770.33		\$614.20	\$1,200.00
HVAC Repairs/Contract		\$15,182.00		\$472.00	\$12,000.00
Janitorial Services	\$20,000.00	\$16,224.00	\$19,000.00	\$5,483.00	\$14,000.00
Lighting/Electrical		\$7,475.89		\$453.80	\$1,200.00
Plumbing		\$5,238.06		\$1,274.00	\$10,000.00
Surveillance System	\$1,500.00		\$1,000.00	\$669.23	\$669.00
Entry System		\$185.00			
Roof Repairs		\$1,884.50		\$672.00	\$1,500.00
Door - Pedestrian		\$2,317.08			\$1,000.00
Door - Garage		\$2,633.07			\$1,500.00
Painting		\$6,339.52			\$1,500.00
Pool Expenses	\$5,500.00	\$4,385.45	\$4,700.00		\$3,000.00
TOTAL MAINTENANCE	\$78,962.00	\$84,394.72	\$72,750.00	\$17,068.59	\$69,069.00
ADMINISTRATIVE					
Administrative Expenses		\$3,978.00		\$1,171.59	\$2,000.00
License/Inspection	\$600.00	\$535.00	\$750.00		\$600.00
Accounting/Audit/Tax	\$6,300.00		\$6,000.00	\$3,000.00	\$3,000.00
Business Manager		\$1,518.45	\$2,700.00	\$180.00	\$180.00
Insurance	\$20,000.00	\$17,967.00	\$18,000.00	\$5,918.44	\$19,000.00
Legal Fees - Collections				\$672.00	\$1,000.00
Legal Fees - General	\$2,100.00	\$11,505.21	\$2,200.00	\$510.00	\$1,000.00
Management Fees	\$18,000.00	\$15,253.84	\$12,900.00	\$5,600.00	\$20,000.00
Interest Loan Payable		\$60,901.44		\$20,300.48	\$60,901.00
Telephone	\$4,000.00	\$3,820.67	\$3,900.00	\$1,279.81	\$3,100.00
Supplies	\$2,636.00	\$1,630.82	\$1,900.00	\$48.71	\$800.00
TOTAL ADMINISTRATIVE	\$53,636.00	\$117,110.43	\$48,350.00	\$38,681.03	\$111,581.00
RESERVE CONTRIBUTION					
Transfers to Reserves			\$28,050.00		\$20,158.00
TOTAL RESERVES	\$0.00	\$0.00	\$28,050.00	\$0.00	\$20,158.00
TOTAL EXPENSES	\$212,598.00	\$279,038.69	\$219,600.00	\$87,659.78	\$271,630.00
NET INCOME	\$2,739.00	-\$41,074.10	\$60,900.00	-\$6,816.02	\$0.00