

Tremont at Bay Park I Homeowners' Association, Inc
Approved 2023 Budget

Income	Units	2022 Approved Budget	2023 Approved Budget
		83	83
	40000 Assessment Income	\$175,049.00	\$191,881.00
Total Income		\$175,049.00	\$191,881.00

BUDGET PERCENTAGE RESPONSIBILITY	UNITS	ENTITY	2022 APPROVED MONTHLY ASSESSMENT	2023 APPROVED MONTHLY ASSESSMENT
84.6%	67	THE LOFTS TOWNHOMES	\$184.19	\$201.90
7.7%	8	TREMONT-RUSKIN TOWNHOMES	\$140.40	\$153.90
7.7%	8	TREMONT CONDO ASSOCIATION	\$140.40	\$153.90

Expense

60150 Management Fees	\$14,400.00	\$14,400.00
60300 Accounting Fees & Tax Prep	\$450.00	\$950.00
60350 Legal Fees	\$750.00	\$750.00
60450 Payment Coupons	\$600.00	\$600.00
60500 AP Expense	\$240.00	\$240.00
60600 Postage	\$800.00	\$700.00
60700 Insurance Liability/Property/Umb	\$1,850.00	\$2,500.00
60750 Insurance - D&O	\$1,000.00	\$0.00
60950 Insurance - Fidelity Bond/Crime	\$600.00	\$650.00
61100 Office Expense	\$1,000.00	\$700.00
61150 Website/Caliber Portal Service	\$1,260.00	\$1,260.00
61300 Corporate Annual Report	\$62.00	\$62.00
61350 Bad Debt	\$1,200.00	\$600.00
61500 Storage	\$300.00	\$300.00
Total General & Administrative	\$24,512.00	\$23,712.00

Grounds

62000 Contract Landscape	\$8,000.00	\$6,530.00
62250 Retention Area Maint	\$1,200.00	\$1,200.00
62400 Landscaping Replacements	\$1,500.00	\$1,500.00
62800 Irrigation Repairs	\$600.00	\$500.00
63800 General R&M	\$4,000.00	\$4,000.00
Total Grounds	\$15,300.00	\$13,730.00

Utilities

78050 Electricity - Street Lights	\$5,200.00	\$6,750.00
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78150 Electricity - General	\$350.00	\$550.00
78400 Water & Sewer - Common Area	\$57,000.00	\$75,000.00
78500 Cable/Internet	\$69,720.00	\$69,172.00
Total Utilities	\$132,270.00	\$151,472.00
Total Operating Expense	\$172,082.00	\$188,914.00
Reserves		
80100 Reserves - Paved Surface Contribution	\$2,351.00	\$2,351.00
80300 Reserves - Perimeter Wall Contribution	\$616.00	\$616.00
Total Reserves	\$2,967.00	\$2,967.00
Total Expense	\$175,049.00	\$191,881.00
Total	\$0.00	\$0.00

DISCLAIMER: THE BUDGET AND FIGURES ARE A GOOD FAITH ESTIMATE ONLY AND REPRESENTS AN APPROXIMATION OF FUTURE EXPENSES BASED ON FACTS AND CIRCUMSTANCES EXISTING AT THE TIME OF PREPARATION. ACTUAL COSTS OF SUCH ITEMS MAY EXCEED THE ESTIMATED COSTS.

Board Member Signature:  Date Signed: Dec 1st 2022

Print Name: Armando Alvarez