

2021 APPROVED RIVERWALK BUDGET

Account	Description	2020 Budget	actual to 09/30/20	2021 Budget Apprvd 12/03/20
<u>INCOME</u>				
6000	Owner Assessments @ \$660 per quarter	\$ 897,600	\$ 672,303	\$897,600
6010	Interest Income Bank	\$ -	\$ 36	\$346
6030	Interest Income - Delinquencies	\$ 6,000	\$ 6,456	\$8,608
6040	Late Fee Income	\$ 5,000	\$ 3,780	\$5,040
6050	Estoppels Fees	\$ 10,000	\$ 7,450	\$9,933
6065	Application Fees	\$ 15,500	\$ 9,525	\$12,700
6080	Returned Check Fees	\$ -	\$ -	\$ -
6110	Town Grants	\$ -	\$ -	\$ -
6117	Background checks	\$ -	\$ 2,750	\$7,333
6118	Kayak Storage Fees	\$ 1,600	\$ 1,645	\$1,600
6120	Miscellaneous income	\$ -	\$ -	\$0
6130	Pool Key Fee	\$ -	\$ 1,500	\$1,125
6310	Violation Fines	\$ 8,000	\$ 1,790	\$3,580
6340	NSF Fee	\$ -	\$ 175	\$233
6360	Miscellaneous Owner Charges	\$ 300	\$ 960	\$1,280
	Total Income	\$ 944,000	\$ 708,370	\$949,379

ADMINISTRATIVE EXPENSES

7010	Property Management	\$ 203,000	\$ 120,033	\$189,222
7090	Audit Fees	\$ 3,800	\$ 3,800	\$3,800
7110	Legal Fees	\$ 40,000	\$ 8,699	\$50,000
7120	Permits, Fees and Taxes	\$ 5,000	\$ 958	\$1,277
7130	Postage & Mail Handling	\$ 2,200	\$ 671	\$895
7160	Insurance Expenses	\$ 55,000	\$ 26,359	\$55,000
7170	Office Expense	\$ 14,000	\$ 11,018	\$20,000
7190	Bank Service Charges	\$ 4,000	\$ 1,377	\$1,836
8260	Bad Debt Expense	\$ 30,000	\$ -	\$52,000
	Total Administrative Expense	\$ 357,000	\$ 172,915	\$374,030

OPERATIONS / GROUNDS

8010	General Repair & Maintenance	\$ 75,000	\$ 13,801	\$40,000
8040	Maintenance & Janitorial Supplies	\$ 1,000	\$ 2,150	\$2,867
8050	Plumbing	\$ 800	\$ -	\$2,000
8060	Fuel	\$ 800	\$ 438	\$584
8090	Concrete Repair	\$ 1,000	\$ 95	\$10,000

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8100	Lake Maintenance	\$ 1,700	\$ 1,541	\$2,055
8110	Landscape/Irrigation Contract	\$ 72,100	\$ 51,132	\$72,100
8120	Irrigation Maintenance & Repair	\$ -	\$ 4,956	\$6,608
8130	Landscape Revitalization	\$ 20,000	\$ 4,694	\$30,000
8150	Gutter Cleaning	\$ 8,800	\$ -	\$8,800
8160	Tree Trimming	\$ 35,000	\$ 23,320	\$38,725
8170	Mangrove Trimming	\$ 2,800	\$ 1,400	\$2,800
8200	Pool Repairs, Parts & Supplies	\$ 15,000	\$ 33,229	\$30,000
8220	Tennis Court Revision	\$ -	\$ 6,668	\$5,000
8250	Code/Parking Enforcement	\$ 42,000	\$ 29,240	\$43,260
tbd	Re-Striping of Parking Spaces	-	-	\$10,000
tbd	Social Events	-	-	\$2,000
9520	Office Internet/Camera Parts/Cable	\$ 9,000	\$ 936	\$5,000
Total Operations/Grounds Expense		\$ 285,000	\$ 173,600	\$311,798
 <u>UTILITIES</u> 				
9010	Electricity	\$ 35,000	\$ 24,262	\$32,349
9020	Water & Sewer	\$ 6,000	\$ 4,375	\$5,833
9030	Telephone	\$ 21,800	\$ 18,597	\$2,400
9040	Trash Removal	\$ 3,200	\$ 2,615	\$3,200
8240	Office Internet/Camera Tech Charges	\$ 15,000	\$ 8,374	\$1,768
Total Utilities Expense		\$ 81,000	\$ 58,223	\$45,551
Total Operating Expenses		\$ 723,000	\$ 404,738	\$731,379
Savings/Capital Expenditures		\$ 218,000	N/A	\$218,000
Year Net Income/Loss		\$ 3,000	N/A	\$0
		\$ 944,000	N/A	\$949,379