

AVILA SOUTH CONDOMINIUM ASSOCIATION  
APPROVED BUDGET  
2024

	APPROVED BUDGET		APPROVED BUDGET	
	2023		2024	
	MONTHLY	YEAR	MONTHLY	YEAR
<b>INCOME:</b>				
Owner Assessments	70,788	849,462	88,466	1,061,590
Late Fee Income	300	3,600	167	2,000
Screening Fees	100	1,200	250	3,000
Laundry Revenue	2,000	24,000	2,250	27,000
Remotes/Keys	50	600	63	750
Parking Space Rental	1,400	16,800	1,250	15,000
<b>Income</b>	<b>74,638</b>	<b>895,662</b>	<b>92,445</b>	<b>1,109,340</b>
<b>EXPENSES</b>				
<b>General &amp; Administrative</b>				
Audit Fees - Tax Return	300	3,600	300	3,600
Bank Charges	4	50	4	50
Bad Debts	100	1,200	167	2,000
Violations	100	1,200	-	-
Legal Fees	500	6,000	500	6,000
Licenses, Taxes, Permits	250	3,000	208	2,500
Postage & Printing	250	3,000	250	3,000
Website	-	-	-	-
Miscellaneous Expenses	50	600	50	600
Screening Fees	25	300	83	1,000
Office Supplies	100	1,200	167	2,000
<b>General &amp; Administrative</b>	<b>1,679</b>	<b>20,150</b>	<b>1,729</b>	<b>20,750</b>
<b>Insurance</b>				
Multiperil Insurance	25,000	300,000	39,200	470,400
<b>Insurance</b>	<b>25,000</b>	<b>300,000</b>	<b>39,200</b>	<b>470,400</b>
<b>Utilities</b>				
Electricity	2,200	26,400	2,500	30,000
Telephone	600	7,200	583	7,000
Gas/Fuel Oil	1,850	22,200	1,933	23,200
Water & Sewer	14,700	176,400	14,833	178,000
<b>Utilities</b>	<b>19,350</b>	<b>232,200</b>	<b>19,850</b>	<b>238,200</b>

**Personnel Expenses**

Payroll - Maintenance	2,750	33,000	2,833	34,000
Payroll Processing Fee	4	50	-	-
Payroll Taxes	-	-	-	-

<b>Personnel Expenses</b>	<b>2,754</b>	<b>33,050</b>	<b>2,833</b>	<b>34,000</b>
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**Maintenance**

R&M Doors	1,000	12,000	1,000	12,000
R&M Boiler	417	5,000	417	5,000
R&M Gate	300	3,600	375	4,500
R&M Electrical	417	5,000	250	3,000
R&M Locksmith	50	600	83	1,000
R&M Fire Alarm	600	7,200	625	7,500
R&M Facilities & Equipment	-	-	-	-
R&M General	3,151	37,812	2,500	30,000
R&M Supplies	250	3,000	417	5,000
R&M Lighting	50	600	50	600
R&M Plumbing	1,000	12,000	1,250	15,000
R&M Pool/Spa Fountain	200	2,400	167	2,000
R&M Trash Chute	300	3,600	333	4,000

<b>Maintenance</b>	<b>7,735</b>	<b>92,812</b>	<b>7,467</b>	<b>89,600</b>
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**Contract Services**

Accounting Bookkeeping	1,320	15,840	1,400	16,800
Elevator Contract	1,446	17,350	1,483	17,800
Fire Equipment & Alarms	300	3,600	346	4,150
Janitorial Service	4,700	56,400	6,000	72,000
Lawn Maintenance Contract	750	9,000	750	9,000
Security Services	3,100	37,200	4,583	55,000
Management Services	1,500	18,000	1,600	19,200
Termite Treatment	125	1,500	-	-
Pest Control	620	7,440	620	7,440
Pool Service Contract	785	9,420	875	10,500
Trash Removal	3,475	41,700	3,708	44,500

<b>Contract Services</b>	<b>18,121</b>	<b>217,450</b>	<b>21,366</b>	<b>256,390</b>
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## Reserve Contributions

<b>Reserve Transfer</b>	-	-	-	-
<i>Reserve Transfer</i>	-	-	-	-
<b>TOTAL EXPENSES</b>	<b>74,639</b>	<b>895,662</b>	<b>92,445</b>	<b>1,109,340</b>
Net Income/(loss)	-	-	-	-