					COMMONS A	T NEW S	TREE	T 2023 BUD	GET										
	Revenue	JAN		FEB	MAR	APR		MAY	JUNE	JULY		AUG	SEPT		ОСТ	NOV	DEC	_	TOTAL
4102	Assoc. Fees	\$ 8,242	2 \$				242 \$					8,242		\$	8,242			2 \$	
	Assoc. Fees (loan repayment portion)	\$ 2,896					896 \$					2.896			2,896			6 \$	
	Move In Fees	Ψ 2,000	, w	2,000	Ψ 2,000	Ψ 2,	9		Ψ 2,000	Ψ 2,000	Ψ-	2,000	Ψ 2,000	\$	150	Ψ 2,000	Ψ 2,00	\$	
	Special Assessment						- +	150						Ψ	130			→	
	Late Fees																	+	
	Document Fees		+				_				+							+	
			_															+	
4450	Legal Fee Reimbursement					•		44.000			-	44 455		_	11.555				
	Total Operating Income	\$ 11,138	3 \$	11,138	\$ 11,138	\$ 11,	138 \$	11,288	\$ 11,138	\$ 11,138	\$	11,138	\$ 11,138	\$	11,288	\$ 11,138	\$ 11,13	8 \$	133,956
	Operating Expenses		$\overline{}$														l l	$\overline{}$	
	Administrative Expenses										_							+	
5105	Postage expense	\$ 10) \$	10	\$ 10	Φ.	10 \$	5 10	\$ 10	\$ 10	\$	10	\$ 10	•	10	\$ 10	¢ 1	0 \$	120
	Legal expense	\$ 250		10	Ψ 10		250	, 10	Ψ 10	\$ 250		10	Ψ 10	\$	250	Ψ 10	Ψ 1	\$	
	Other professional expense - Audit/Tax Return	φ 230	_				950			φ 250				φ	230			\$	
		0.00		000	A 000			000	A 000	* 000		000			000	A 000	Φ 00		
5200	Telephone and cable expense		2 \$				232 \$					232			232			2 \$	
	Total Administrative Expense	\$ 492	2 \$	242	\$ 242	\$ 2,	442 \$	242	\$ 242	\$ 492	\$	242	\$ 242	\$	492	\$ 242	\$ 24	2 \$	5,854
	Operating Expenses																	+	
7070	Major Replacement Repairs		+				_				+							+	
7070		\$ 350) \$	350	\$ 350	•	350 \$	350	\$ 350	\$ 350	•	350	\$ 350	•	350	\$ 350	¢ 25	0 \$	4.200
	Parking Lot/Gate Repair		5 \$				75 \$				\$	75			75			5 \$	
7100			5 \$				25 \$				\$	25			25			5 \$	
	Fire system expense**) \$				200 \$				\$	200			200			0 \$	
7120) \$				260 \$				\$	260			260			0 \$	
7130) \$				300 \$				\$	300			300			0 \$	3,600
7140	Exterminating Expense	\$ 60) \$	60	\$ 60	\$	60 \$	60	\$ 60	\$ 60	\$	60	\$ 60	\$	60			0 \$	
7180	General maintenance	\$ 200) \$	200	\$ 200	\$	200 \$	200	\$ 200	\$ 200	\$	200	\$ 200	\$	200	\$ 200	\$ 20	0 \$	2,400
7200	Janitorial expense	\$ 267	7 \$	267	\$ 267	\$	267 \$	267	\$ 267	\$ 267	\$	267	\$ 267	\$	267	\$ 267	\$ 26	7 \$	3,200
	Plumbing expense	\$ 250									\$	250					_	\$	
7300		1 200									+	200						+	
7320		\$ 1,200	۰ و	1,200	\$ 300	¢	- 9		\$ -	\$ -	\$	_	\$ -	\$		\$ -	\$ 30	0 \$	3,000
	Maintenance Supplies		7 \$				17 \$				\$	17			17			7 \$	
	Trash	\$ 400					400 \$				\$							0 \$	
																\$ 400			
7400	Transfer to reserves	\$ 1,364		1,364			364 \$					1,364			1,364			4 \$	
	Total Operating Expenses	\$ 4,967	/ \$	4,717	\$ 3,817	\$ 3,	517 \$	3,517	\$ 3,517	\$ 3,517	3	3,767	\$ 3,517	3	3,517	\$ 3,517	\$ 3,81	7 \$	45,708
	Utilities						_											+	
7020	Electric expense	\$ 350) \$	350	\$ 350	¢	350 \$	350	\$ 350	\$ 350	•	350	\$ 350	•	350	\$ 350	¢ 25	0 \$	4,200
	Water & Sewer expense	\$ 750		750	\$ 750		750 \$			\$ 750			\$ 750	\$	750			0 \$	
7960																			
	Total Utilities	\$ 1,100	J \$	1,100	\$ 1,100	\$ 1,	100 \$	1,100	\$ 1,100	\$ 1,100	- >	1,100	\$ 1,100	\$	1,100	\$ 1,100	\$ 1,10	0 \$	13,200
	Other Expenses		_															+	
8200	Insurance fee expense	\$ 1,230	۰ و	1.230	\$ 1,230	¢ 1	230 \$	1,230	\$ 1,230	\$ 1,230						\$ 5.027	¢ 122	0 \$	14,867
	Interest Expense (Loan)			1,205			189 \$					1,157	\$ 1,149	\$	4 4 4 4	\$ 1,132		4 \$	
9200																			
	Total Other Expenses	\$ 2,443	3 \$	2,435	\$ 2,427	\$ 2,	419 \$	2,411	\$ 2,403	\$ 2,395	*	1,157	\$ 1,149	>	1,141	\$ 6,159	\$ 2,35	4 \$	28,892
	Management Expenses		+								+							+	
9600	Management fee expense	\$ 1,350	2 (1,350	\$ 1,350	\$ 1	350 \$	1,350	\$ 1,350	\$ 1,350	\$	1,391	\$ 1.391	\$	1,391	\$ 1.391	\$ 130	1 \$	16,405
3000	Total Management Exepnses	\$ 1,350					350 \$					1,391			1,391			1 \$	
	Total management Exephses	ψ 1,350	, ,	1,330	ψ 1,350	Ψ 1,	330 4	1,330	ψ 1,350	Ψ 1,350	· ·	1,351	Ψ 1,331	Ψ	1,331	ψ 1,351	Ψ 1,39	-	10,400
	Total Budgeted Operating Expenses	\$ 10,352	2 \$	9,844	\$ 8,936	\$ 10.	828 \$	8,620	\$ 8,612	\$ 8,854	\$	7,657	\$ 7,399	\$	7,641	\$ 12,410	\$ 8.90	4 \$	110,059
	Subtotal		5 \$	1,294			310 \$					3,481			3,647			4 \$	
	Principal on Loan (Balance Sheet)	\$ 1,947.52					971 \$					2,003			2,020				23,896.81
	Net Income	\$ (1,162	2) \$	(662)	\$ 238	\$ (1,	662) \$	688	\$ 539	\$ 289	\$	1,478	\$ 1,728	\$	1,628	\$ (3,299)	\$ 19	8 \$	0
	Tourist to the December of the December of					•		, ,	•		_		•			•			
	Transfer from Reserves & Loan Proceeds	\$ -	\$	-	\$ -	\$	- \$	· -	\$ -	\$ -	\$	-	\$ -	\$	-	\$ -	- \$	\$	-
9810	Final Net Income	\$ (1,162		(662)	\$ 238		662) \$		\$ 539	\$ 289		1,478	\$ 1,728		1,628	\$ (3,299)		8 \$	0