

# Fiscal Year Budget

Properties: Ruby at Riverwalk  
Budget For Fiscal Year Jan 2016 to Dec 2016

	JAN 16	FEB 16	MAR 16	APR 16	MAY 16	JUN 16	JUL 16	AUG 16	SEP 16	OCT 16	NOV 16	DEC 16	TOTAL
<b>INCOME</b>													
4200 Income													
4201 Association Dues	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	11,967.00	143,604.00
4202 Replacement Reserv	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	20,556.00
4200 Total Income	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	164,160.00
<b>TOTAL INCOME</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>13,680.00</b>	<b>164,160.00</b>
<b>EXPENSE</b>													
6000 CAM Expense													
6001 Alarm Monitoring	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00	0.00	0.00	0.00	400.00
6007 Carpet Cleaning	0.00	0.00	720.00	0.00	0.00	0.00	0.00	0.00	0.00	720.00	0.00	0.00	1,440.00
6010 Cleaning	875.00	875.00	875.00	875.00	875.00	875.00	875.00	875.00	875.00	875.00	875.00	875.00	10,500.00
6016 Dues	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	4,264.00	51,168.00
6019 Elevator	287.50	287.50	687.50	287.50	287.50	287.50	287.50	287.50	287.50	287.50	287.50	287.50	3,850.00
6022 Exterior R&M/Grounc	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	166.67	2,000.04
6025 Fire/Life Safety Conti	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,800.00	0.00	2,800.00
6028 Fire Panel Phone Lin	112.00	112.00	112.00	112.00	112.00	112.00	112.00	112.00	112.00	112.00	112.00	112.00	1,344.00
6031 HVAC / Boiler	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	150.00	1,800.00
6043 Management Fees	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00
6046 Materials	66.67	66.67	66.67	66.67	66.67	66.67	66.67	66.67	66.67	66.67	66.67	66.67	800.04
6055 Pest Control	79.00	79.00	79.00	79.00	79.00	79.00	79.00	79.00	79.00	79.00	79.00	79.00	948.00
6061 Online or Phone Ser	125.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	125.00
6067 Repairs & Maintenan	266.67	266.67	266.67	266.67	266.67	266.67	266.67	266.67	266.67	266.67	266.67	266.67	3,200.04
6070 Reserve Fund Alloca	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	1,713.00	20,556.00
6100 Utilities													
6101 Gas	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	1,375.00	16,500.00
6102 Electric	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	12,000.00
6150 Water & Sewer													
6151 Water- Resid	774.60	774.60	774.60	774.60	774.60	774.60	774.60	774.60	774.60	774.60	774.60	774.60	9,295.20
6152 Water Comm	187.50	187.50	187.50	187.50	187.50	187.50	187.50	187.50	187.50	187.50	187.50	187.50	2,250.00
6150 Total Water &	962.10	962.10	962.10	962.10	962.10	962.10	962.10	962.10	962.10	962.10	962.10	962.10	11,545.20
6100 Total Utilities	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	3,337.10	40,045.20
6401 Insurance - Property	694.48	694.48	694.48	694.48	694.48	694.48	694.48	694.48	694.48	694.48	694.48	694.48	8,333.68
6000 Total CAM Expense	13,337.09	13,212.09	14,332.09	13,212.09	13,212.09	13,212.09	13,212.09	13,212.09	13,612.09	13,932.09	16,012.09	13,212.01	163,710.00
6099 HOA Legal & Profession:	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	37.50	450.00
<b>TOTAL EXPENSE</b>	<b>13,374.59</b>	<b>13,249.59</b>	<b>14,369.59</b>	<b>13,249.59</b>	<b>13,249.59</b>	<b>13,249.59</b>	<b>13,249.59</b>	<b>13,249.59</b>	<b>13,649.59</b>	<b>13,969.59</b>	<b>16,049.59</b>	<b>13,249.51</b>	<b>164,160.00</b>
<b>NET INCOME</b>	<b>305.41</b>	<b>430.41</b>	<b>-689.59</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>30.41</b>	<b>-289.59</b>	<b>-2,369.59</b>	<b>430.49</b>	<b>0.00</b>

	JAN 16	FEB 16	MAR 16	APR 16	MAY 16	JUN 16	JUL 16	AUG 16	SEP 16	OCT 16	NOV 16	DEC 16	TOTAL
<b>NET INCOME SUMMARY</b>													
Income	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	13,680.00	164,160.00
Expense	13,374.59	13,249.59	14,369.59	13,249.59	13,249.59	13,249.59	13,249.59	13,249.59	13,649.59	13,969.59	16,049.59	13,249.51	164,160.00
Other Income & Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>NET INCOME</b>	<b>305.41</b>	<b>430.41</b>	<b>-689.59</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>430.41</b>	<b>30.41</b>	<b>-289.59</b>	<b>-2,369.59</b>	<b>430.49</b>	<b>0.00</b>

