

Pecos Place Condominiums Months Projected DRAFT
 2018 Actual - 2019 Budget Y-T-D to 12 MO. BUDGET BUDGET

Code	2018	2018	2018	2019
5110 Maintenance Fees	103,680	138,240	138,240	138,240
5210 Late Fees	115	153	120	120
5245 Interest	17	23	12	24
5220 Collection Cost Recov	660	880	2,400	900
5240 Working Capital	3,230	4,307	1,200	1,200
5255 Miscellaneous Income	-65	-87	0	0
5400 Fines	0	0	100	100
5450 Transfers to Reserve	-15,003	-20,004	-20,000	-15,000
Total Income	92,634	123,513	122,072	125,584
7030 Management Fee	9,000	12,000	12,000	12,000
7045 Legal Collections	915	1,220	2,400	1,200
7055 Audit Fees	325	433	360	360
7060 Printing / Copying	292	389	240	300
7052 Postage	230	306	360	300
7082 Web Site	0	0	0	0
7075 License / Permits / Fees	0	0	0	0
7085 Annual Meeting	0	0	300	300
7086 Bad Debt Allowance	0	0	0	0
7090 Miscellaneous Administ.	753	1,004	600	864
Subtotal Administrative	11,515	15,353	16,260	15,324
7130 Insurance	50,835	67,780	25,000	40,000
Subtotal Tax, Ins.	50,835	67,780	25,000	40,000
7230 Building / Facility Repair	1,086	1,448	4,800	1,800
7232 Janitorial	9,000	12,000	12,000	12,000
7240 Lighting Supplies	29	39	120	120
7250 Lighting Maintenance	3,379	4,505	1,500	1,500
7270 Roof Repairs	0	0	0	0
7280 Plumbing / Sewer Maint.	806	1,075	300	900
7284 Electrical Repairs	0	0	120	120
7285 Painting	0	0	900	900
Total Building Maintenance	14,300	19,066	19,740	17,340
7322 Electricity	-607	-809	3,600	3,000
7370 Water	12,612	16,816	22,000	16,000
7376 Sewer/Storm Sewer	8,448	11,264	8,000	5,632
7380 Trash Removal	4460	5,947	6,000	6,000
Total Utilities	24,913	33,217	39,600	30,632

	Y-T-D 2017	to 12 MO. 2017	BUDGET 2018	BUDGET 2018
7410 Landscape Maintenance	0	0	1,200	600
7415 Landscape Contract	7,265	9,686	9,600	9,600
7425 Tree Pruning/Planting	2,775	3,700	0	1,200
7426 Tree spraying	0	0	0	0
7440 Sprinkler System Repairs	2,329	3,105	1,200	2,400
7460 Fence Repairs	0	0	240	240
Total Landscape Maint.	12,369	16,491	12,240	14,040
7521 Carpet Cleaning	0	0	2,400	2,400
7526 Pest Control	0	0	240	120
7610 Asphalt/Concrete Repair	1,740	2,320	1,200	1,200
7630 Snow Removal	740	987	4,000	3,600
7267 Fire Alarm Monitoring/Inspect	308	410	600	600
Total Building and Snow	2,788	3,717	8,440	7,920
Total Expenses	116,719	155,625	121,280	125,256
Cash Flow	-24,084	-32,112	792	328
Reserve Account				
9200 Transfers from Operating	15,003	20,004	14,000	15,000
9205 Working Capital	0	0		
9350 Interest Income	851	1,134		
Total Reserve Revenues	15,854	21,138	14,000	15,000
Lighting	0	0	1,800	600
Exterior Repair	15,335	20446.27	0	0
Hall Damage Repair	17,909	23879.32	0	0
Asphalt Repair	0	0	4,000	4,000
Total Reserve Disbursements	33,244	44,325.59	5,800	4,600
Net Reserve Income	-17,391	23,007	8,200	10,400