

Bayview at the Township Condominium Inc.
Proposed Budget with Full Reserves for Period of
January 01, 2025 - December 31, 2025

Description	2024 Approved Budget	2024 YTD Actuals June	2024 Projected Year End	2024 Budgeted vs. Projected YE	2025 Proposed Budget
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Revenues

Maintenance Fees	703,868.00	351,936.00	703,872.00	4.00	1,055,208.88
Prior Year Operating Deficit	0.00	0.00	0.00	0.00	0.00
Total Revenue	703,868.00	352,833.27	705,666.54	1,798.54	1,055,208.88

Expenses

Insurance	320,000.00	282,844.99	565,689.98	(245,689.98)	590,149.32
Office Expenses	1,450.00	1,582.91	3,165.82	(1,715.82)	3,100.00
Accounting Fees	5,000.00	7,000.00	14,000.00	(9,000.00)	6,000.00
Legal Fees	2,500.00	3,449.99	6,899.98	(4,399.98)	5,000.00
License, Permit, Fees and Taxes	700.00	650.70	1,301.40	(601.40)	1,300.00
Management Services Contract	29,672.00	14,836.02	29,672.04	(0.04)	31,155.60
Lawn Maintenance	49,000.00	26,092.50	52,185.00	(3,185.00)	55,849.50
Tree / Hedge Trimming	10,000.00	800.00	1,600.00	8,400.00	11,261.25
Irrigation - Repairs & Maintenance	10,500.00	5,350.00	10,700.00	(200.00)	6,000.00
General Repairs & Maintenance	8,000.00	25,376.59	50,753.18	(42,753.18)	25,000.00
Parking Enforcement Patrol	1,728.00	720.00	1,440.00	288.00	1,814.40
Janitorial Service	44,512.00	29,516.55	59,033.10	(14,521.10)	47,840.04
Pest Control	12,000.00	6,452.51	12,905.02	(905.02)	14,000.00
Electricity	10,200.00	5,639.63	11,279.26	(1,079.26)	13,000.00
Water & Sewer	6,000.00	5,175.59	10,351.18	(4,351.18)	8,000.00
Cable TV	148,530.00	63,004.95	126,009.90	22,520.10	154,236.12
Trash Removal	28,000.00	15,550.62	31,101.24	(3,101.24)	34,000.00
Telephone	735.00	347.75	695.50	39.50	800.00
Pool Maintenance	8,000.00	3,107.64	6,215.28	1,784.72	8,000.00
Prior Year Operating Deficit	0.00	0.00	0.00	0.00	0.00
Total Expenses	696,527.00	497,498.94	994,997.88	(298,470.88)	1,016,506.23

Reserves

Roof - General SIRS	349.00	174.00	348.00	1.00	100.83
Painting-SIRS	500.00	252.00	504.00	(4.00)	347.99
Pool - Resurfacing	0.00	0.00	0.00	0.00	2,273.93
Pavement -Resurfacing	0.00	0.00	0.00	0.00	3,584.24
Structural concrete-SIRS	0.00	0.00	0.00	0.00	12,000.00
Fire Alarm-SIRS	0.00	0.00	0.00	0.00	18,000.00
Dryer vent cleaning	0.00	0.00	0.00	0.00	0.00
Pavement - Sealcoating	0.00	0.00	0.00	0.00	2,395.66
Total Reserves	849.00	426.00	852.00	(3.00)	38,702.65

Total Expenses with Reserves	697,376.00	497,924.94	995,849.88	(298,473.88)	1,055,208.88
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Net Income/(Loss) before Distr.	6,492.00	(145,091.67)	(290,183.34)	(296,675.34)	0.00
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Master Maintenance Fees:	\$1,222				\$1,832
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