Verano At Miramar Condo Assoc INC - Next Year Budget: Jan. 2025 - Dec. 2025													
Accounts:	**Months Total**	**Jan. 25**	**Feb. 25**	**Mar. 25**	**Apr. 25**	**May. 25**	**Jun. 25**	**Jul. 25**	**Aug. 25**	**Sep. 25**	**Oct. 25**	**Nov. 25**	**Dec. 25**
Revenues													
Condo Fees	542244	45187	45187	45187	45187	45187	45187	45187	45187	45187	45187	45187	45187
Water Income	168000	14000	14000	14000	14000	14000	14000	14000	14000	14000	14000	14000	14000
Insurance Refund													
Insurance claim													
Clubhouse Rental Income	3000	250	250	250	250	250	250	250	250	250	250	250	250
Reserves	120000	10000	10000	10000	10000	10000	10000	10000	10000	10000	10000	10000	10000
Adjudtments													
Total Revenue	833244	69437	69437	69437	69437	69437	69437	69437	69437	69437	69437	69437	69437
Expenses:													
Postage, Envelopes, & copies	4272	356	356	356	356	356	356	356	356	356	356	356	356
Bank Charges	120	10	10	10	10	10	10	10	10	10	10	10	10
Reserves	54228	4519	4519	4519	4519	4519	4519	4519	4519	4519	4519	4519	4519
Division Fee	880	73	73	73	73	73	73	73	73	73	73	73	77
Insurance	346800	28900	28900	28900	28900	28900	28900	28900	28900	28900	28900	28900	28900
Legal Fees	12000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000
Licenses Permits	3000	250	250	250	250	250	250	250	250	250	250	250	250
Administrative Fee	42000	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500	3500
Payroll	45960	3830	3830	3830	3830	3830	3830	3830	3830	3830	3830	3830	3830
Lawn Maintenance	1200	100	100	100	100	100	100	100	100	100	100	100	100
Landscaping	18000	1500	1500	1500	1500	1500	1500	1500	1500	1500	1500	1500	1500
General maintenance & Repairs	12000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000	1000
Pest Control	1200	100	100	100	100	100	100	100	100	100	100	100	100
Pool Service	3600	300	300	300	300	300	300	300	300	300	300	300	300
Pool Supplies	1200	100	100	100	100	100	100	100	100	100	100	100	100
Waste removal	30000	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500
Electricity	14400	1200	1200	1200	1200	1200	1200	1200	1200	1200	1200	1200	1200
Water & Sewer	198000	16500	16500	16500	16500	16500	16500	16500	16500	16500	16500	16500	16500

	Fire Extingishers	1500	125	125	125	125	125	125	125	125	125	125	125	125
	Locksmith	600	50	50	50	50	50	50	50	50	50	50	50	50
	Accounting Fee	2000	166	166	166	166	166	166	166	166	166	166	166	174
	Comcast (gate internet)	1440	120	120	120	120	120	120	120	120	120	120	120	120
	Phone (AT&T)	1440	120	120	120	120	120	120	120	120	120	120	120	120
	Alarm (clubhouse and gym)	1000	83	83	83	83	83	83	83	83	83	83	83	87
	Fire Alarm Repairs	600	50	50	50	50	50	50	50	50	50	50	50	50
	Pool Repairs	3000	250	250	250	250	250	250	250	250	250	250	250	250
	Plumbing Repairs	6000	500	500	500	500	500	500	500	500	500	500	500	500
	Electrical Repairs	3000	250	250	250	250	250	250	250	250	250	250	250	250
	Bad Debt prior year	30000	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500	2500
	Mailboxes	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Mitigation	2000	166	166	166	166	166	166	166	166	166	166	166	174
	Appraisal	4000	333	333	333	333	333	333	333	333	333	333	333	337
	Roofing Repair	6000	500	500	500	500	500	500	500	500	500	500	500	500
	Pool permit	325	27	27	27	27	27	27	27	27	27	27	27	28
	Gym Equipment Upgrade/Repair	1500	125	125	125	125	125	125	125	125	125	125	125	125
	Petty Cash	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Backflow Inspection	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Debris Pickup	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Golf Cart Repair	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Garbage Compactor repair	2400	200	200	200	200	200	200	200	200	200	200	200	200
	Gate repair	2400	200	200	200	200	200	200	200	200	200	200	200	200
	Camera repair	1200	100	100	100	100	100	100	100	100	100	100	100	100
	Total Expense	865265	72103	72103	72103	72103	72103	72103	72103	72103	72103	72103	72103	72132
	Net Income	-32021	-2666	-2666	-2666	-2666	-2666	-2666	-2666	-2666	-2666	-2666	-2666	-2695