

VILLAGE GREEN

2017

Approved Budget

MONTHLY CONDO FEE SEE Exhibit C Attached

NOTE: MEETS FHA LOAN REQUIREMENT – 10% RESERVES

	<u>2015</u> <u>BUDGET</u>	<u>2016</u> <u>BUDGET</u>	<u>2016</u> <u>ACTUAL</u>	<u>Approved</u> <u>2017</u> <u>BUDGET</u>
ADMINISTRATION	\$ 1,700.00	\$ 1,700.00	\$	\$ 2,000.00
PROFESSIONAL FEES (LEGAL & ACCOUNTING) (AUDIT REVIEW \$1200)	\$ 2,500.00	\$ 1,300.00	\$	\$ 1,300.00
MANAGEMENT FEE (\$14/per unit, per month)	\$ 17,140.00	\$ 17,140.00	\$	\$ 17,140.00
HAZARD INSURANCE	\$ 51,110.00	\$ 45,420.00	\$	\$ 47,000.00
LANDSCAPING	\$ 32,050.00	\$ 34,050.00	\$	\$ 39,160.00
POOL MAINTENANCE	\$ 10,200.00	\$ 9,000.00	\$	\$ 9,000.00
WATER SEWER	\$ 37,000.00	\$ 40,000.00	\$	\$ 45,000.00
CABLE TELEVISION	\$ 44,000.00	\$ 43,500.00	\$	\$ 46,000.00
COMMON AREA ELECTRIC	\$ 9,000.00	\$ 9,000.00	\$	\$ 9,200.00
PEST CONTROL	\$ 3,600.00	\$ 3,600.00	\$	\$ 4,000.00
TERMITE BOND	\$ 700.00	\$ 700.00	\$	\$ 700.00
MISC. OPERATION EXPENSES	\$ 20,000.00	\$ 24,090.00	\$	\$ 30,000.00
RESERVES	\$ 25,500.00	\$ 25,500.00	\$	\$ 30,000.00
LAUNDRY	\$ 500.00	\$ -0-	\$	\$ 0
SECURITY	\$ 1,000.00	\$ -0-	\$ - 0 -	\$ 0
TOTAL	\$ 255,000.00	\$ 255,000.00	\$	\$ 280,500.00

*** NOTE: THE 2017 PROPOSED BUDGET W/SCHEDULE C IS FOR THE HOA TO INCREASE BY 10% FROM 2016

*** NOTE: THE FLOOD INSURANCE ASSESSMENT FOR 2017 WILL BE DUE ON 6/1/2017. THE AMOUNT OF ASSESSMENT IS TBD.

****NOTE: THE LAST ANNUAL SPECIAL ROOFING ASSESSMENT WILL BE DUE BY 3/31/2017 AMOUNT IS \$300 – DUE TO THE FACT THAT THE CURRENT ROOFING CONTRACTOR RESIGNED AND YOUR BOARD PUT IT OUT TO BID AND CONTRACTED WITH ROOFING CONTRACTORS.

VILLAGE GREEN CONDO ASSOCIATION
SCHEDULE (EXHIBIT) C
MONTHLY UNIT ASSESSMENT
EFFECTIVE JANUARY 1, 2017
NOTE: ROUND AMOUNTS TO THE
NEAREST DOLLAR

Unit Number	Percentage		Monthly Revenue= \$23,375 Annual \$280,500
1	1.1095	\$259.35	
2	0.9885	\$231.06	
3	1.0087	\$235.78	
4	0.9885	\$231.06	
5	1.0087	\$235.78	
6	1.0793	\$252.29	
7	0.8977	\$209.84	
8	0.8876	\$207.48	
9	0.9582	\$223.98	
10	0.9784	\$228.70	
11	0.9885	\$231.06	
12	0.9482	\$221.64	
13	0.8876	\$207.48	
14	0.8473	\$198.06	
15	0.9885	\$231.06	
16	0.9784	\$228.70	
17	0.9986	\$233.42	
18	0.9885	\$231.06	
19	0.8876	\$207.48	
20	0.9078	\$212.20	
21	1.0087	\$235.78	
22	0.9986	\$233.42	
23	0.9784	\$228.70	
24	0.9986	\$233.42	
25	0.9078	\$212.20	
26	0.8977	\$209.84	
27	1.0087	\$235.78	
28	0.9986	\$233.42	
29	1.0188	\$238.14	
30	1.0087	\$235.78	
31	1.0995	\$257.01	
32	1.0389	\$242.84	
33	1.0289	\$240.51	
34	1.0087	\$235.78	
35	1.0289	\$240.51	
36	1.0995	\$257.01	
37	1.0995	\$257.01	
38	1.0087	\$235.78	
39	1.0289	\$240.51	
40	1.0087	\$235.78	
41	0.9986	\$233.42	
42	1.1297	\$264.07	
43	1.1297	\$264.07	

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44	1.1196	\$261.71
45	0.9582	\$223.98
46	0.9784	\$228.70
47	0.9582	\$223.98
48	0.9482	\$221.64
49	1.1297	\$264.07
50	1.1196	\$261.71
51	0.8977	\$209.84
52	0.8574	\$200.42
53	0.8876	\$207.48
54	0.8776	\$205.14
55	0.8876	\$207.48
56	0.8776	\$205.14
57	0.8876	\$207.48
58	0.8776	\$205.14
59	0.8574	\$200.42
60	0.8776	\$205.14
61	0.8977	\$209.84
62	0.8876	\$207.48
63	0.9986	\$233.42
64	0.9885	\$231.06
65	0.9885	\$231.06
66	0.9784	\$228.70
67	1.0188	\$238.14
68	0.9784	\$228.70
69	0.9986	\$233.42
70	1.0188	\$238.14
71	1.0188	\$238.14
72	1.0087	\$235.78
73	1.0087	\$235.78
74	0.9986	\$233.42
75	1.0087	\$235.78
76	1.0289	\$240.51
77	1.0188	\$238.14
78	1.0087	\$235.78
79	0.9986	\$233.42
80	0.9885	\$231.06
81	0.9885	\$231.06
82	1.0087	\$235.78

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83	0.8876	\$207.48
84	0.8776	\$205.14
85	0.9582	\$223.98
86	0.9482	\$221.64
87	0.9582	\$223.98
88	0.9784	\$228.70
89	0.8675	\$202.78
90	0.8876	\$207.48
91	0.9986	\$233.42
92	0.9885	\$231.06
93	0.9986	\$233.42
94	1.0188	\$238.14
95	0.9986	\$233.42
96	0.9885	\$231.06
97	0.9885	\$231.06
98	1.0087	\$235.78
99	0.9885	\$231.06
100	0.9784	\$228.70
101	0.9986	\$233.42
102	0.9885	\$231.06
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