

YACHT HARBOR BUDGET

last updated 11/12/21

	2021 Approved Budget	Actual thru 10 months	Nov Est	Dec Est	2021 Estimated Total	2022 Adopted	\$ Change from 2021 to 2022	Type of Expense
Maintenance Assessments	211,028	211,040	-	-	211,040	227,832		
Coin Laundry	400	528	100	255	883	400		
Late Fees/Interest		218	-	-				
Special Assessment		-	-	-				
Sales & Lease Fees	500	800	-	-	800	500		
Total Inflow	211,928	212,586	100	255	212,723	228,732		
Accounting	3,850	2,865	285	285	3,435	3,850	-	A
Electricity	3,700	3,698	370	370	4,438	4,500	800	A
Commercial Package Ins.	64,593	49,876	5,048	5,048	59,972	68,619	4,026	B
Flood	18,704	19,422	-	-	19,422	22,785	4,081	B
All Other Insurance	6,000	5,926	697	697	7,319	8,897	2,897	A
Land Lease	10,000	10,000	-	-	10,000	10,000	-	B
Landscape	2,000	1,510	250	750	2,510	3,000	1,000	A
Lawn, Pool, & Common Area	12,000	14,552	850	850	16,252	12,000	-	A
Legal Fees	1,000	-	-	-	-	1,000	-	A
License & Permits	61	61	-	-	61	61	-	A
Maintenance & Repairs	21,000	23,684	2,000	2,000	27,684	25,000	4,000	A
Office and Printing	900	754	35	35	824	900	-	A
Pest Control and Fertilizer	5,000	3,538	187	258	3,983	5,000	-	A
Water/Sewer/Refuse	18,000	14,720	2,798		17,518	18,000	-	A
Management Company	9,120	7,220	760	760	8,740	9,120	-	A
Reserve Contribution	36,000	36,000	-	-	36,000	36,000	-	B
Hurricane Damage	-	-	-	-	-	-		A
Professional Fees								
Total Outflow	211,928	193,826	13,280	11,053	218,158	228,732		
Operating/Reserve Surplus/(-Deficit)	-	18,760	(13,180)	(10,798)	(5,435)	-		
Special Assessment Inflow		-	-	-				
Special Assessment Expenses		-	-	-				
Overall Surplus/(Deficit)	-	18,760	(13,180)	(10,798)	(5,435)	-		

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B Expense - Apportioned

Land Lease	10,000
Commerical Ins.	68,619
Flood	22,785
Wind	-
Management	9,120
Reserve Contribution	36,000

Total Expense for "B" 146,524

Price per Square Foot (26,000) 5.63554

	Sq. Footage	Annual Fee
Small (905 Sq. Ft)	905	5,100
Medium (1095 Sq. Ft)	1,095	6,171
Large (1250 Sq. Ft)	1,250	7,044

A Expense

Assessment Income	227,832	
Less "B" Expenses	(146,524)	
Total "A" Expenses shared equal	81,308	3,388

Quarterly Assessment Per Unit ("A" Expense + "B" Expense)

	Annual	Quarterly	2020 % Change	
Small	8,488	2,122	1,961	8%
Medium	9,559	2,390	2,214	8%
Large	10,432	2,608	2,420	8%

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A Expense - Apportioned

Land Lease	10000
Commerical Ins.	68619
Flood	22785
Wind	0
Reserve Contribution	36000
 Total Expense for "A"	 137404
 Price per Square Foot (26,000)	 5.28476923

	Sq. Footage	Annual Fee
Small (905 Sq. Ft)	905	4783
Medium (1095 Sq. Ft)	1095	5787
Large (1250 Sq. Ft)	1250	6606

B Expense

Assessment Income	227832	
Less "A" Expenses	-137404	
Total "B" Expenses shared equal	90428	3768

Quarterly Assessment Per Unit ("A" Expense + "B" Expense)

	Annual	Quarterly
Small	8551	2138
Medium	9555	2389
Large	10374	2593