

**PEPPER TOWNEHOMES ASSOCIATION
2024 OPERATING BUDGET**

Acct #		Units	Dues	Per Unit	Monthly	Annual
	INCOME					
4100	Association Dues	158	\$ 504.00	\$ 504.00	\$ 79,632.00	\$ 955,584.00
4140	Bad Debt			\$ -	\$ -	\$ -
4200	Special Assessment			\$ -	\$ -	\$ -
4300	Late fees			\$ 2.11	\$ 333.33	\$ 4,000.00
4310	Keys/Permits			\$ -	\$ -	\$ -
4450	Leased Parking Income			\$ 0.95	\$ 150.00	\$ 1,800.00
4500	Interest			\$ 19.45	\$ 3,073.17	\$ 36,878.00
4610	Legal Recoverable			\$ 1.05	\$ 166.67	\$ 2,000.00
4730	Move in/Move out Fee			\$ 0.63	\$ 100.00	\$ 1,200.00
	TOTAL INCOME:			\$ 528.20	\$ 83,455.17	\$ 1,001,462.00
	EXPENSES:					
	ADMINISTRATIVE:					
5100	Misc. Administration			\$ 4.75	\$ 750.00	\$ 9,000.00
5110	Audit / Tax Returns			\$ 0.79	\$ 125.00	\$ 1,500.00
5120	Insurance			\$ 113.45	\$ 17,925.00	\$ 215,100.00
5125	Reserve Study			\$ 0.33	\$ 52.50	\$ 630.00
5135	Fed/State Taxes			\$ 6.81	\$ 1,075.58	\$ 12,907.00
5140	Legal Non-Recoverable			\$ 5.27	\$ 833.33	\$ 10,000.00
5145	Legal Recoverable			\$ 1.58	\$ 250.00	\$ 3,000.00
5150	Management / Acct. Fee			\$ 13.27	\$ 2,097.00	\$ 25,164.00
5190	Licenses / Permits			\$ 0.26	\$ 41.67	\$ 500.00
	MAINTENANCE:					
5310	Termite Control			\$ 2.37	\$ 375.00	\$ 4,500.00
5320	Pest / Rodent Control			\$ 2.37	\$ 375.00	\$ 4,500.00
5330	Tree Trimming			\$ 4.24	\$ 670.58	\$ 8,047.00
5340	Landscape Maintenance			\$ 34.79	\$ 5,497.00	\$ 65,964.00
5350	Irrigation Repairs			\$ 3.69	\$ 583.33	\$ 7,000.00
5360	Landscape Supplies			\$ 1.32	\$ 208.33	\$ 2,500.00
5365	Mulch			\$ 1.58	\$ 250.00	\$ 3,000.00
5370	Janitorial			\$ 2.85	\$ 450.00	\$ 5,400.00
5410	Pool Maintenance			\$ 7.48	\$ 1,182.50	\$ 14,190.00
5420	Pool Supplies			\$ 1.05	\$ 166.67	\$ 2,000.00
5425	Pool SVC Extras			\$ 1.85	\$ 291.67	\$ 3,500.00
5480	Plumbing			\$ 0.53	\$ 83.33	\$ 1,000.00
5510	Common Area Maint.			\$ 8.44	\$ 1,333.33	\$ 16,000.00
5515	Common Area Supplies			\$ 0.26	\$ 41.67	\$ 500.00
5540	Fire Prevention			\$ 0.63	\$ 100.00	\$ 1,200.00
5560	Parking Enforcement			\$ 3.47	\$ 548.83	\$ 6,586.00
5580	Roof Repairs			\$ 1.58	\$ 250.00	\$ 3,000.00
5590	Lighting			\$ 0.26	\$ 41.67	\$ 500.00

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2024 OPERATING BUDGET**

Acct #			Per Unit	Monthly	Annual
	UTILITIES:				
5910	Gas/Electric		\$ 0.53	\$ 83.33	\$ 1,000.00
5935	Water & Sewer		\$ 122.69	\$ 19,384.83	\$ 232,618.00
5940	Trash Removal		\$ 30.93	\$ 4,886.67	\$ 58,640.00
	TOTAL OPERATING EXPENSES:		\$ 379.45	\$ 59,953.83	\$ 719,446.00
6500	Reserve Interest		\$ 19.45	\$ 3,073.17	\$ 36,878.00
6000	Allocation To Reserves		\$ 129.29	\$ 20,428.17	\$ 245,138.00
	TOTAL		\$ 528.20	\$ 83,455.17	\$ 1,001,462.00