Club Cortile Condominium Association, Inc.

Proposed Budget (116 Units)

January 1, 2025 - December 31, 2025

	Budget 2024	Proposed 2025
Income		
Income		
4001 - Assessment	$ 521,999.00	$ 487,203.72
4015 - Capital Contribution	10,000.00	10,000.00
4099-1 - Prior Year Carryover	-	-
Total Income	**531,999.00**	**497,203.72**
Expenses		
Administrative		
5101 - Management Fees	15,347.00	15,347.00
5102 - Legal Fees	500.00	500.00
5103 - Accounting Fees	1,650.00	1,650.00
5107 - Bank Fees / Coupons	275.00	275.00
5120 - Insurance	112,000.00	82,000.00
5130 - Postage	750.00	1,000.00
5131 - Printing / Copies	300.00	300.00
5175 - Corporate Annual Report	62.00	62.00
5176 - Condo Division Fees	464.00	464.00
5177 - Master Assoc Dues	326,320.76	297,200.12
5190 - Bad Debt	2,000.00	2,000.00
5195 - Other Admin Expense	800.00	1,500.00
Total Administrative	**460,468.76**	**402,298.12**
Building Maintenance		
5301 - Exterior Buildling Maintenance	5,100.00	5,100.00
5305 - Roof	1,500.00	1,500.00
5315 - Electrical	100.00	100.00
5316 - Building / Hallway Lighting	250.00	500.00
5320 - Plumbing	100.00	100.00
5325 - Backflow Testing	335.00	335.00
5330 - Fire Alarm Monitoring / Inspections	1,900.00	3,000.00
5332 - Fire Alarm Repairs / Maintenance	1,000.00	3,000.00
Total Building Maintenance	**10,285.00**	**13,635.00**
Grounds Maintenance		
5420 - Pest Control Exterior	3,160.00	3,160.00
Total Grounds Maintenance	**3,160.00**	**3,160.00**
Reserve Funding		
5901 - Pooled Reserve Funding	58,085.24	78,104.44
Total Reserve Funding	**58,085.24**	**78,104.44**
Total Expenses	**531,999.00**	**497,197.56**
Net Income / (Loss)	**$ -**	**$ 6.16**

Club Cortile Condominium Association, Inc.

Proposed Budget (116 Units)

January 1, 2025 - December 31, 2025

	Budget 2024	Proposed 2025
Owner Assessment (Per Unit)		
Annual Dues	$4,499.99	$4,199.98
Monthly Dues	$375.00	$350.00