

PARK PLACE CONDOMINIUMS									
2021 BUDGET									
MONTHLY HOA FEES	2021	21/20 inc.		2020	20/19 inc.	2019	19/18 inc.	2018	
	RES	\$606	1.8%	\$ 595	1.4%	\$ 587	2.1%	\$575	
COMM	\$586	2.1%		\$ 574	1.6%	\$ 565	1.6%	\$556	
		ALL UNITS	RES	COMM					
UNITS	51	51	43	8					
MTHS	12	612	516	96					
OPERATING FUND	TOTAL	ALL UNITS	RES	COMM	TOTAL	ALL UNITS	RES	COMM	
Operating Income & Expense									
Income									
HOA Fees-Res	312,696		312,696						
HOA Fees-Comm	56,256			56,256					
Parking-Charge to tenant/homeowner									
Late Fees									
Misc Income & Tenant Charges									
Total Income	368,952	-	312,696	56,256					
Expense									
Payroll-Maintenance	47,790	47,790	-	-	100%	100%			
Payroll Taxes-Maintenance	5,071	5,071	-	-	100%	100%			
Health Ins/Benefits-Maint	7,017	7,017	-	-	100%	100%			
Property Cells-Internet	864	864	-	-	100%	100%			
401K Expense	1,434	1,434	-	-	100%	100%			
Uniforms	400	400	-	-	100%	100%			
Maint & Paint Supplies	7,813	7,813	-	-	100%	100%			
Auto Expenses/Mileage	1,464	1,464	-	-	100%	100%			
Carpet cleaning	-	-	-	-	0%	0%			
HVAC	900	900	-	-	100%	100%			
Signage	-	-	-	-	100%	100%			
Snow Removal	1,000	1,000	-	-	100%	100%			
Landscaping	2,320	2,320	-	-	100%	100%			
Common Area Cleaning	28,615	28,615	-	-	100%	100%			
Equipment/Tools	1,000	1,000	-	-	100%	100%			
Equipment Rental	-	-	-	-	100%	100%			
Roof Repairs and Maintenance	5,228	5,228	-	-	100%	100%			
Repairs and Maintenance	22,028	22,028	-	-	100%	100%			
Service/Maintenance Contracts	4,140	4,140	-	-	100%	100%			
Elevators	13,422	-	11,409	2,013	100%	0%	85%	15%	
Doors & Locks	-	-	-	-	100%	100%			
Windows	9,869	9,869	-	-	100%	100%			
Fire Prevention	4,694	4,694	-	-	100%	100%			
Pest Control	1,505	1,505	-	-	100%	100%			
Utilities-Common Area Electric	32,835	32,835	-	-	100%	100%			
Utilities-Common Area Gas	18,968	18,968	-	-	100%	100%			
Telephone & Internet	5,085	5,085	-	-	100%	100%			
Trash Removal	17,465	17,465	-	-	100%	100%			
Water & Sewer	9,141	-	8,958	183	100%	0%	98%	2%	
Taxes	554	554	-	-	100%	100%			
Management Fees	22,800	22,800	-	-	100%	100%			
Performance Funds	-	-	-	-	100%	100%			
Office Expense	3,403	3,403	-	-	100%	100%			
Insurance - Property	46,277	46,277	-	-	100%	100%			
Legal/ Collection Expenses	-	-	-	-	100%	100%			
Insurance-Potential claim related exp	-	-	-	-	100%	100%			
Accounting Expenses	1,800	1,800	-	-	100%	100%			
Contingency Expense	3,600	-	3,060	540	100%	0%	85%	15%	
Reserve Contribution-Ops	40,392	-	34,333	6,059	100%	0%	85%	15%	
Total Expense	368,892	302,337	57,760	8,795					
CALC CK 60									
TOTAL EXP PER UNIT PER MTH		494.02	111.94	91.61					
TOTAL									
		RES UNITS	COMM UNITS						
		HOA DUES	605.95	585.63					
		ROUNDED HOA	606	586					
		MONTHLY REVS	26,058	4,688					
		ANNUAL REVS	312,696	56,256					
CALC CK 60									