

**Blackburn Point Marina Village Condominium Assoc., Inc**  
**Approved Budget**  
**January 1, 2023 - December 31, 2023**

	2022 Approved Budget	2023 Approved Budget
<b>INCOME</b>		
6200 · Assessment Fees	130,618	139,003
6210 · Reserve Fee	24,802	28,197
6350 · Application Fees	0	0
6410 · Other Income	0	0
6910 · Interest - Operating	0	0
6920 · Interest - Reserves	0	0
<b>TOTAL INCOME</b>	<b>155,420</b>	<b>167,200</b>
<b>EXPENSE</b>		
<b>ADMINISTRATIVE</b>		
7040 · Licenses & Fees	462	462
7100 · Insurance Expense	44,000	49,147
7150 · Professional Fees Legal	500	500
7170 · Admin Fees, Tax Prep	250	250
7200 · Management Fees	9,000	9,450
7250 · Office Supplies/Svc/Misc	1,300	1,299
7260 · Postage and Delivery	100	100
7400 · Telephone	1,000	1,000
<b>TOTAL ADMINISTRATIVE</b>	<b>56,612</b>	<b>62,208</b>
<b>GROUNDS</b>		
7520 · Irrigation Main/Repr/Svc	994	3,000
7600 · Landscape Contract	16,800	17,220
7650 · Landscape Svcs/Replc/Oth	3,459	4,553
7665 · Mulch	500	500
7800 · Palm/Tree Trimming	500	700
<b>TOTAL GROUNDS</b>	<b>22,253</b>	<b>25,973</b>
<b>MAINTENANCE</b>		
8010 · Bldg Main/Repr/Svc/Sup	2,626	2,500
8040 · Electrical Main/Repr/Svc	500	500
8150 · Gate Operations	500	500
8220 · Pest Control	1,700	1,800
<b>TOTAL MAINTENANCE</b>	<b>5,326</b>	<b>5,300</b>
<b>POOL &amp; RECREATION</b>		
8400 · Pool Maintenance Contract	3,240	3,300
8420 · Pool Equip/Deck Main/Rep	1,500	1,500
8430 · Pool Janitor Cleaning Sv	2,000	2,400
<b>TOTAL POOL &amp; RECREATION</b>	<b>6,740</b>	<b>7,200</b>
<b>UTILITIES</b>		
8620 · Electric	5,687	6,322
8640 · Gas - Pool Heater	5,200	5,500
8660 · TV Cable	13,300	14,500
8700 · Water & Sewer	15,500	12,000
<b>TOTAL UTILITIES</b>	<b>39,687</b>	<b>38,322</b>
<b>OTHER</b>		
9970 · Transfer to Reserves	24,802	28,197
<b>TOTAL OTHER</b>	<b>24,802</b>	<b>28,197</b>
<b>TOTAL EXPENSES</b>	<b>155,420</b>	<b>167,200</b>

QUARTERLY ASSESSMENT	2022	2023
MAINTENANCE	\$ 1,718.66	\$ 1,828.99
RESERVES	\$ 326.34	\$ 371.01
<b>TOTAL</b>	<b>\$ 2,045.00</b>	<b>\$ 2,200.00</b>

Total Units            19  
Times Paid Per Year    4

**Blackburn Point Marina Village Condominium Association, Inc.**  
**APPROVED BUDGET FOR THE PERIOD**  
**January 1 to December 31, 2023**  
**DESIGNATED RESERVES**

		1	2	3	4	5	6	7	8	9	10	11	12
		ESTIMATED LIFE EXPECTANCY	ESTIMATED REMAINING LIFE	ESTIMATED REPLACEMENT COST	BEGINNING BALANCE 1/1/2022	ASSESSMENTS COLLECTED 2022	ESTIMATED EXPENDITURES 2022	TRANSFERS 2022	ESTIMATED BALANCE 12/31/2022	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED	VARIED PERCENT FUNDING	2023 ANNUAL FUNDING
ACCT#	ASSET												
5141	Misc Bldg Components	25	6	57,954	1,295	1,907	-	-	3,202	54,752	9,125	25%	2,281
5142	Misc Site Improvements	30	18	155,832	10,994	1,906	-	-	12,900	142,932	7,941	25%	1,985
5146	Furniture/Fixtures/Equipment	14	1	14,227	3,843	1,437	-	-	5,280	8,947	8,947	25%	2,237
5300	Building Restoration/Painting	10	4	44,400	5,801	7,720	-	1,225	14,746	29,654	7,414	100%	7,414
5320	Paving/Roads	25	7	80,188	39,674	1,266	-	-	40,940	39,248	5,607	25%	1,402
5400	Roofing	30	13	422,610	93,896	10,566	-	-	104,462	318,148	24,473	45%	11,013
NEW	Pool Resurface	13	12	24,000	0	24,000	22,381	-	1,619	22,381	2,000	100%	1,865
5490	Interest				996	229	-	(1,225)	0	-	-	0%	-
				<b>799,211</b>	<b>156,498</b>	<b>49,031</b>	<b>22,381</b>	<b>0</b>	<b>183,148</b>	<b>616,063</b>	<b>65,507</b>		<b>28,197</b>