

2024 Approved Budget
Gulf View Estates Owners Association, Inc.

January 1, 2024 to December 31, 2024

		2023 Approved Budget	2024 Approved Budget
INCOME			
4000	Maint Fee Income	\$96,148	\$92,951
4010	Reserve Income	\$1,106	\$4,304
4240	Interest Income	\$0	\$0
4270	Past Due Interest	\$0	\$0
Total Income:		\$97,254	\$97,255
EXPENSE			
ADMINISTRATIVE			
5010	Legal	\$1,000	\$4,000
5020	Management Fees	\$16,545	\$17,364
5025	Taxes & Fees	\$336	\$375
5100	Office Expense	\$3,500	\$5,500
5140	Events (& Holiday Lights)	\$3,500	\$4,500
5160	Newsletter/Web Site	\$1,200	\$3,000
5200	Insurance	\$5,300	\$6,000
Total Administrative:		\$31,381	\$40,739
GROUNDS			
6000	Repairs & Replacements	\$3,500	\$3,712
6100	Grounds Contract	\$25,000	\$26,000
6200	Grounds Care	\$6,375	\$5,000
6102	Storm Cleanup	\$15,000	\$4,000
6400	Street Lighting	\$8,910	\$9,000
6600	Lake Maintenance	\$2,500	\$1,000
Total Grounds:		\$61,285	\$48,712
UTILITIES			
7200	Electric Meter	\$3,482	\$3,500
Total Utilities:		\$3,482	\$3,500
OTHER EXPENSE			
9510	Reserve Allocation	\$1,106	\$4,304
Total Utilities:		\$1,106	\$4,304
Total Expenses		\$97,254	\$97,255
2024 Annual Maintenance Fee:			\$265.00
2023 Annual Maintenance Fee:			\$265.00
367 Homes			

Gulf View Estates Owners Association, Inc.
 APPROVED BUDGET FOR THE PERIOD
 January 1, 2024 - December 31, 2024
 DESIGNATED RESERVES

PERCENT
 FUNDING
 100.00%

		1	2	3	4	5	6	7	8	9	10	11
		ESTIMATED LIFE EXPECTANCY	ESTIMATED REMAINING LIFE	ESTIMATED REPLACEMENT COST	BEGINNING BALANCE 1/1/2023	ASSESSMENTS COLLECTED 2023	ESTIMATED EXPENDITURES 2023	ESTIMATED TRANSFERS 2023	ESTIMATED BALANCE 12/31/2023	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED	COST/ UNIT/ YEAR
ACCT#	Reserve Item											
3510	Exterior Wall	1	4	26,911	23,643	826	0	128	24,597	2,314	578	1.58
3520	Lake / Fountain Maintenance	1	4	8,000	6,922	280	14,230	128	-6,900	14,900	3,725	10.15
		34,911			30,565	1,106	14,230	256	17,697	17,214	4,304	11.73

Note 1: 3520 expenses for 2023: (x2) floating lake fountains installed for \$14,230 by Florida Fountains & Equipment