

STONEWATER CONDOMINIUM ASSOCIATION, INC.

UNITS: 140

JANUARY 1, 2023- DECEMBER 31, 2024 APPROVED BUDGET

ACCT	REVENUE	2023 ANNUAL	2024 APPROVED ANNUAL	MTHY AMOUNT	PER UNIT MTHY AMOUNT
4010	Unit Maintenance Fees - (80) Townhomes: \$563 each	\$507,840	\$540,614	\$45,051	\$563.00
4020	Unit Maintenance Fees - (60) Villas: \$704 each	\$475,920	\$506,826	\$42,236	\$704.00
	TOTAL REVENUE	\$983,760	\$1,047,440	\$87,287	
	OPERATING EXPENSES				
5010	Office Supplies	\$1,500	\$4,200	\$350	\$2.50
5015	Coupon Books	\$1,190	\$1,190	\$99	\$0.71
5020	Community - Meetings, Welcome Packets	\$700	\$300	\$25	\$0.18
5025	Community Meetings	\$0	\$2,500	\$208	\$1.49
5030	Storage Unit - Store files	\$2,500	\$1,250	\$104	\$0.74
5040	Website	\$0	\$0	\$0	\$0.00
5200	Pest Treatments (Weekly Owners units)	\$4,000	\$4,000	\$333	\$2.38
5210	Rodent Treatment	\$5,000	\$2,000	\$167	\$1.19
5220	Termite Bait Stations	\$23,685	\$14,976	\$1,248	\$8.91
5300	Insurance	\$160,000	\$297,412	\$24,784	\$177.03
5305	Insurance Deficit Prior Year - REMOVED		\$0	\$0	\$0.00
5310	Property Valuations	\$2,000	\$2,000	\$167	\$1.19
5400	Landscape Maint & Grounds Contract	\$69,600	\$73,080	\$6,090	\$43.50
5410	Additional Landscape Sod/Plants/Trees	\$20,225	\$20,225	\$1,685	\$12.04
5415	Tree Trimming	\$15,000	\$15,000	\$1,250	\$8.93
5420	Irrigation Repairs	\$5,000	\$5,000	\$417	\$2.98
5430	Fertilization/Pest Control	\$5,500	\$11,000	\$917	\$6.55
5440	Mulch	\$16,500	\$18,000	\$1,500	\$10.71
5500	Oakbridge Owners Assn 1 - Master	\$20,400	\$25,007	\$2,084	\$14.89
5600	FL Condo Fees - DBPR	\$560	\$560	\$47	\$0.33
5610	FL Corp Fees - Sunbiz	\$80	\$90	\$8	\$0.05
5800	Management Fee Exp. 12/26 - 60 day notice	\$27,720	\$27,720	\$2,310	\$16.50
5900	Professional Fees & Accounting - Audit	\$5,000	\$5,000	\$417	\$2.98
5950	Legal Fees	\$2,500	\$2,500	\$208	\$1.49
6100	Buildings & Property Maint	\$3,000	\$11,558	\$963	\$6.88
6110	Misc. Maint	\$250	\$0	\$0	\$0.00
6120	Fire Hydrants/Ext	\$500	\$500	\$42	\$0.30
6130	Plumbing Outside Pipes & Valves	\$1,000	\$2,500	\$208	\$1.49
6135	Garage Doors	\$2,000	\$2,000	\$167	\$1.19
6140	Roof Skylight Garden Window - Repair/Replace	\$4,000	\$4,000	\$333	\$2.38
6150	Clubhouse/Office	\$4,000	\$4,000	\$333	\$2.38
6170	Gates	\$4,500	\$3,000	\$250	\$1.79
6180	Lake Fountain service/repair	\$400	\$0	\$0	\$0.00
6200	Pool & Spa	\$8,100	\$8,400	\$700	\$5.00
6210	Pool/Spa Repair	\$500	\$1,000	\$83	\$0.60
6220	Pool & Spa Permits	\$250	\$250	\$21	\$0.15
6400	Staff - Admin Asst	\$22,750.00	\$25,362	\$2,114	\$15.10
6410	Staff Taxes - Admin Asst	\$5,650	\$5,650	\$471	\$3.36
6420	Staff - Full-Time Maint Tech	\$47,840.00	\$52,000	\$4,333	\$30.95
6430	Staff Taxes - Full-Time Maint Tech	\$17,535.00	\$17,535	\$1,461	\$10.44
6420	Staff - Part-Time Maint Tech	\$5,760.00	\$10,920	\$910	\$6.50
6430	Staff Taxes - Part-Time Maint Tech	\$2,775.00	\$2,775	\$231	\$1.65
6435	Staff Mileage Reimbursement	\$0.00	\$14,400	\$1,200	\$8.57
6440	Education/Credentials - BOD, Employee Train.	\$370	\$0	\$0	\$0.00

7003	Owners Cable - included in assessment	\$84,000	\$98,100	\$8,175	\$58.39
7004	Telephone/Internet	\$420	\$480	\$40	\$0.29
7006	Utilities - water/sewer/elec	\$110,000	\$110,000	\$9,167	\$65.48
TOTAL OPERATING EXPENSES		\$714,260	\$907,440	\$75,620	\$540.14

RESERVES

9100	Reserves - Monthly Reserve Transfer	\$269,500	\$140,000	\$11,667	\$83.33
TOTAL RESERVES		\$269,500	\$140,000	\$11,667	\$83.33

TOTAL EXPENSES		\$983,760	\$1,047,440	\$87,287	\$623.48
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2024 Monthly Fees:

(80) Townhomes: \$563 each

(60) Villa: \$704 each