

2023 Harbor House Condominiums Association Accepted Budget

Income				2023 Budget
	Type	Qty	Monthly Fee	
Condo fees	1 Bed	54	\$ 169	\$ 109,512.00
	2 Bed	180	\$ 197	\$ 425,520.00
	2 Bed + Loft	6	\$ 212	\$ 15,264.00
Late Fee Income				\$ 1,500.00
Interest Income				\$ 200.00
Clubhouse/Office Rental				\$ 4,000.00
Parking Units			\$5.00 per stall/mo	\$ 19,000.00
Miscellaneous Income*				\$ 3,000.00
Projected Total Income				\$ 577,996.00
Expenses				
Repairs & Maintenance				\$ 70,000.00
Maintenance Supplies				\$ 1,800.00
Snow Removal				\$ 30,000.00
Lawn Care				\$ 40,000.00
Gas & Electric				\$ 56,000.00
Water & Sewer				\$ 93,000.00
Insurance				\$ 69,840.00
Management Fee				\$ 50,400.00
Trash Removal & Recycling				\$ 20,000.00
Water Softener & Salt Delivery				\$ 5,000.00
Common Area Cleaning				\$ 26,000.00
Pool Expense + Fitness Center Maint.				\$ 42,000.00
Legal & Accounting				\$ 1,000.00
Postage				\$ 600.00
Fire Safety				\$ 6,000.00
Fireplace Maintenance				\$ 1,700.00
Pest Control				\$ 4,000.00
Bank Service Charge				\$ 700.00
Taxes				\$ 1,000.00
Community Events				\$ 500.00
Total Expenses Before Reserve Funding and				\$ 519,540.00
Projected Surplus/ (Shortage)				\$ 58,456.00
Reserve Contribution				\$ 57,799.60
Surplus				\$656.40