

Rookery Bay Maintenance, Inc.
Approved Budget
January 1, 2024 - December 31, 2024

	2023 Approved Budget	2024 Approved Budget
Income		
5010 · Maintenance Fees	228,456	252,665
5010 · Reserve Fees	11,544	11,335
5020 · Late Fees	0	0
5030 · Application Fees	0	0
5040 · Reserve Interest	0	0
5045 · Interest	0	0
Total Income	240,000	264,000
EXPENSE		
Master Assoc. Expense		
7110 · Perico Bay Club Association	31,104	39,168
Total Master Assoc. Expense	31,104	39,168
Administration		
7115 · Professional Fees	425	750
7120 · Management Fee	9,480	9,900
7121 · Office Expense	2,800	2,000
7122 · Fees, Reports, Taxes	2,565	3,250
Total Administration	15,270	15,900
Building		
7130 · Building Repair/Maint	7,000	15,000
7140 · Pest Control	2,200	2,685
Total Building	9,200	17,685
Grounds		
7151 · Grounds Contract	13,782	14,050
7160 · Irrigation	1,110	4,700
7161 · Grounds Repair/Maint	6,500	5,000
7163 · Backflow Testing	200	200
Total Grounds	21,592	23,950
Insurance		
7210 · Wrap/Liability	13,950	7,844
7215 · Flood Insurance	10,585	15,000
7220 · Casualty	78,900	88,463
7225 · WC, Mold, Umbrella	1,900	2,200
Total Insurance	105,335	113,507
Pool		
7170 · Service Contract	1,705	2,400
7171 · Repair & Maintenance	2,000	2,000
7172 · Water & Electric	6,100	5,100
7173 · Cleaning	565	480
7174 · Permits	125	125
Total Pool	10,495	10,105
Utilities		
7185 · Electric	1,125	1,550
7190 · Water/Sewer/Trash	15,135	11,800
7191 · Cable TV	19,200	19,000
Total Utilities	35,460	32,350
Other		
7980 · Reserve Budgeted Transfer	11,544	11,335
7990 · Reserve Interest Transfer	0	0
7995 · S/A Transfer to Reserves	0	0
Total Other	11,544	11,335
TOTAL EXPENSES	240,000	264,000

QUARTERLY ASSESSMENT	2023	2024
MAINTENANCE	\$ 2,379.75	\$ 2,631.92
RESERVES	\$ 120.25	\$ 118.08
TOTAL	\$ 2,500.00	\$ 2,750.00

Total Units 24
Times Paid Per Year 4

APPROVED BUDGET FOR THE PERIOD
January 1, 2024 - December 31, 2024
DESIGNATED RESERVES

PERCENT FUNDING	PERCENT FUNDING
100.00%	44.37%

		1	2	3	4	5	6	7	8	9	10	11	12
		ESTIMATED LIFE EXPECTANCY	ESTIMATED REMAINING LIFE	ESTIMATED REPLACEMENT COST	BEGINNING BALANCE 1/1/2023	ASSESSMENTS COLLECTED 2023	ESTIMATED EXPENDITURES 2023	ESTIMATED TRANSFERS 2023	ESTIMATED BALANCE 12/31/2023	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED	REDUCED ANNUAL FUNDING	COST/ UNIT/ QTR
ACCT#	ASSET												
3501	Roofing - Composite Tile	30	29	430,000	247,692	1,579	172,514	5,089	81,846	348,154	12,005	5,327	55.49
3502	Roofing - Flat	40	17	20,000	462	170	0	0	632	19,368	1,139	506	5.27
3503	Building Restoration/Painting	10	10	75,000	18,041	8,940	15,000	0	11,981	63,019	6,302	2,796	29.13
3504	Pavement	20	6	20,000	3,434	372	0	0	3,806	16,194	2,699	1,198	12.48
3505	Pool Restoration	10	8	30,000	2,310	483	0	0	2,793	27,208	3,401	1,509	15.72
3509	Capital Improvements	1	1	0	0	0	0	0	0	0	0	0	0.00
				575,000	271,939	11,544	187,514	5,089	101,057	473,943	25,546	11,335	118.08

Note 1: Interest earnings in Roofing - Composite Tile

Note 2:

Note 3: