

PATTERSON VILLAGE SQUARE CONDOMINIUM ASSOCIATION

2024 BUDGET

	ACTUAL 2021	ACTUAL 2022	ACTUAL Jan 2023	ACTUAL Feb-Sept 2023	TOTAL Jan-Sept 2023	BUDGET 2022	BUDGETED 2024
INCOME:							
ASSESSMENTS	91217.96	\$ 97,599.60	\$ 8,133.30	\$ 69,225.11	\$ 77,358.41	\$ 97,599.60	\$ 103,455.00
LATE FEES	241.23	\$ 308.46	\$ -	\$ -	\$ -	\$ -	\$ -
INTEREST	8.2	\$ 25.59	\$ 13.50	\$ 12.59	\$ 26.09	\$ -	\$ 45.00
TOTAL INCOME	\$ 91,467.39	\$ 97,933.65	\$ 8,146.80	\$ 69,237.70	\$ 77,384.50	\$ 97,599.60	\$ 103,500.00
					\$ -		
EXPENSES:					\$ -		
OPERATING EXPENSES:					\$ -		
HAVC	\$ 4,535.00	\$ 4,440.00		\$ 2,371.68	\$ 2,371.68	\$ 5,750.00	\$ 5,300.00
LIGHTING/SIGNAGE	\$ 399.00	\$ 6,282.00			\$ -	\$ 1,200.00	\$ 3,000.00
PEST CONTROL	\$ 335.00	\$ 270.00			\$ -	\$ 400.00	\$ 400.00
ROOF/GUTTER	\$ 170.00	\$ 15,069.00			\$ -	\$ 5,000.00	\$ 5,000.00
STUCCO REPAIR	\$ -	\$ -			\$ -	\$ 1,500.00	\$ -
BUILDING MAINT-GENERAL	\$ -	\$ 4,105.64		\$ 5,815.58	\$ 5,815.58	\$ 3,800.00	\$ 1,000.00
BUILDING MAINT-OTHER	\$ -	\$ 2,500.00			\$ -	\$ -	\$ -
LANDSCAPE CONTRACT MAINT	\$ 8,551.16	\$ 8,247.60	\$ 916.40		\$ 916.40	\$ 8,154.00	\$ 9,000.00
LANDSCAPE REPAIRS/MAINT	\$ 938.79	\$ 457.78		\$ 15,525.75	\$ 15,525.75	\$ 3,500.00	\$ 1,000.00
PARKING LOT STRIPING							\$ 1,500.00
PARKING LOT SWEEP	\$ 1,864.00	\$ 1,776.00	\$ 150.00		\$ 150.00	\$ 2,000.00	\$ 2,400.00
SNOW REMOVAL	\$ -	\$ 775.00			\$ -	\$ 4,000.00	\$ 4,000.00
ELECTRICITY	\$ 5,066.19	\$ 4,834.64	\$ 566.17	\$ 2,654.37	\$ 3,220.54	\$ 6,825.00	\$ 6,000.00
WATER	\$ 8,236.26	\$ 8,248.90	\$ 393.88	\$ 4,626.76	\$ 5,020.64	\$ 10,500.00	\$ 7,500.00
SEWER	\$ 1,978.98	\$ 2,017.94	\$ 174.57	\$ -	\$ 174.57	\$ 2,310.00	\$ 2,400.00
TRASH	\$ 8,602.91	\$ 8,814.73	\$ 778.39	\$ 3,353.53	\$ 4,131.92	\$ 8,925.00	\$ 10,500.00
TOTAL OPERATING EXPENSES	\$ 40,677.29	\$ 67,839.23	\$ 2,979.41	\$ 34,347.67	\$ 37,327.08	\$ 63,864.00	\$ 59,000.00
ADMINISTRATIVE EXPENSES:					\$ -		
ASSOCIATION MGMT FEES	\$ 4,193.00	\$ 4,068.00	\$ 339.00	\$ 2,035.00	\$ 2,374.00	\$ 4,068.00	\$ 4,500.00
ACCOUNTING FEES	\$ 245.00	\$ 250.00			\$ -	\$ 300.00	\$ 425.00
INCOME TAX PAYMENT							\$ 451.00
LEGAL FEES	\$ 541.50	\$ -		\$ 245.00	\$ 245.00	\$ 2,500.00	\$ 2,500.00
RESERVE STUDY	\$ -	\$ -			\$ -	\$ 2,500.00	\$ -
INSURANCE	\$ 17,842.33	\$ 11,417.00		\$ 10,185.00	\$ 10,185.00	\$ 17,000.00	\$ 14,500.00
OFFICE SUPPLIES	\$ 7.15	\$ -			\$ -	\$ 50.00	50
PRINTING/POSTAGE	\$ 82.33	\$ -		\$ 83.00	\$ 83.00	\$ 100.00	\$ 100.00
LICENSING/FILINGS	\$ 48.00	\$ 889.46			\$ -	50	50
TOTAL ADMINISTRATIVE EXPENSES	\$ 22,959.31	\$ 16,624.46	\$ 339.00	\$ 12,548.00	\$ 12,887.00	\$ 26,568.00	\$ 22,576.00
TOTAL EXPENSES	\$ 63,636.60	\$ 84,463.69	\$ 3,318.41	\$ 46,895.67	\$ 50,214.08	\$ 90,432.00	\$ 81,576.00
NET INCOME	\$ 27,830.79	\$ 13,469.96	\$ 4,828.39	\$ 22,342.03	\$ 27,170.42	\$ 7,167.60	\$ 21,924.00

PATTERSON VILLAGE SQUARE-Pricing Schedule

UNIT	SQ FT	2023 Price per sq ft	2023 Monthly DUES	2024 Price per sq ft	2024 Monthly DUES
1&2	6115	0.15	\$917.25	0.159	\$972.28
3	2299	0.15	\$344.85	0.159	\$365.54
4	1346	0.15	\$201.90	0.159	\$214.01
5	1608	0.15	\$241.20	0.159	\$255.67
6	2022	0.15	\$303.30	0.159	\$321.50
7	2035	0.15	\$305.25	0.159	\$323.56
8	1346	0.15	\$201.90	0.159	\$214.01
9	1328	0.15	\$199.20	0.159	\$211.15
10	3398	0.15	\$509.70	0.159	\$540.28
11	2715	0.15	\$407.25	0.159	\$431.68
12	2296	0.15	\$344.40	0.159	\$365.06
13	1343	0.15	\$201.45	0.159	\$213.54
14	1606	0.15	\$240.90	0.159	\$255.35
15	1332	0.15	\$199.80	0.159	\$211.79
16	1342	0.15	\$201.30	0.159	\$213.38
17	2035	0.15	\$305.25	0.159	\$323.56
18	2016	0.15	\$302.40	0.159	\$320.54
19	2014	0.15	\$302.10	0.159	\$320.22
20	1341	0.15	\$201.15	0.159	\$213.22
21	1340	0.15	\$201.00	0.159	\$213.06
22	2017	0.15	\$302.55	0.159	\$320.70
23	2706	0.15	\$405.90	0.159	\$430.25
24	3389	0.15	\$508.35	0.159	\$538.85
25	1601	0.15	\$240.15	0.159	\$254.56
26	1340	0.15	\$201.00	0.159	\$213.06
27	2292	0.15	\$343.80	0.159	\$364.43
TOTAL			\$8,133.30		\$8,621.25

Annual Revenue \$103,455.00/12 months = \$8,621.25