

KEYS AT KURE BEACH - 2021 ANNUAL OPERATING BUDGET FOR APPROVAL

	A	B	C	E	F	G
1	ITEM	2019 BUDGET	2019 YEAR END	2020 BUDGET	2020 Projected YE	2021 BUDGET
2	INCOME:					
3	DUES	128,800	128,800	128,800	128,800	128,800
4	Interest	5,900	9,631	9,000	8,990	3,325
5	Other Income	100	490	100	240	100
6	TOTAL INCOME:	134,800	138,921	137,900	138,030	132,225
8	EXPENSES:					
9	GROUPS MAINTENANCE					
	Electricity:					
	Entrance Lights	230	247	250	234	279
	Lake Pump	960	610	920	418	460
10	Irrigation: Water	12,500	14,766	14,700	16,979	18,600
11	Irrigation: Repair	2,000	4,556	5,000	3,440	5,000
12	Landscaping:					
13	Monthly Contract(s)	37,800	37,983	38,000	38,000	39,000
14	Replace & Repair	33,000	35,597	38,000	43,921	34,830
15	Pond	3,000	1,633	1,500	1,080	1,080
16	Pump & Well	300		300	3,311	300
17	Storm Cleanup		700	0	4,400	5,000
20	UNIT MAINTENANCE					
21	Power Washing	0	0	0		
22	Termite Protection	5,520	5,520	5,520	5,520	5,520
23	Repairs & Improve.	300	0	300	0	0
24	Roof or Siding Inspection	0	0	0	0	0
25	MANAGEMENT					
26	General:					
27	Bk fees, supplies /printing	550	160	400	400	400
28	Postage	320	88	380	400	400
29	Insurance:					
30	Board Liability	1,500	1,494	1,555	1,555	1,600
31	Gen. Liability & Umbrella	1,770	1,848	2,014	2,634	2,650
32	Professional Fees:					
33	Administrative	8,040	8,835	8,900	8,730	8,900
34	Audit	150	0	125	125	150
35	Legal	2,500	6,959	2,500	1,000	2,500
36	Website Maintenance	1,200	1,200	1,200	1,200	1,260
37	Taxes: Interest Income	1,618	2,694	2,691	2,714	936
39	TOTAL EXPENSES:	113,258	124,890	124,255	136,061	129,727
40	NET INCOME:	21,542	14,031	13,645	1,969	2,498
41	Cumulative Reserve Fund	597,681	582,808	390,090	378,865	376,443
42	L/T Maint. Expense	212,000	205,912	0	4,920	12,125
43	Cumulative Reserve Fund	385,681	376,896	390,090	373,945	364,318