

**2026 Approved Fiscal Year Budget
Casa Bonita Condominiums**

	<u>2025 Assessment \$209</u>	<u>2025 Projected</u>	<u>2026 Assessment \$213</u>
4102 Association Dues Income	90,288.00	90,288.00	92,016.00
4105 Parking Spot Income	475.00	475.00	475.00
TOTAL INCOME	<u>90,763.00</u>	<u>90,763.00</u>	<u>92,491.00</u>
5010 Management Fees	6,084.00	6,084.00	6,084.00
5020 Accounting/Tax Prep Expenses	175.00	200.00	200.00
5030 Postage & Printing Expenses	300.00	300.00	300.00
5040 Legal Expense	1,000.00	0.00	1,000.00
5050 Fees & Permits Expense	290.00	290.00	290.00
5060 Insurance Expense	7,514.00	8,332.00	8,332.00
5070 Taxes - Federal/ State	200.00	50.00	50.00
Total Administrative Expenses	<u>15,563.00</u>	<u>15,256.00</u>	<u>16,256.00</u>
5101 Commona Area Repairs & Maint	1,500.00	1,200.00	1,500.00
5102 Roof Repairs & Maintenance	0.00	6,950.00	0.00
5103 Landscape Maint Contract	10,889.00	9,895.00	9,960.00
5104 Landscape Supplies & Repairs	2,500.00	600.00	3,000.00
5105 Tree Trimming/Removal	1,500.00	2,650.00	750.00
5106 Irrigaiton Repairs/Maint	500.00	65.50	500.00
5108 Pool Service	3,955.00	3,840.00	3,955.00
5109 Pool Repairs	750.00	1,200.00	750.00
5110 Pool Supplies	1,200.00	2,100.00	2,200.00
5111 Plumbing	1,800.00	5,800.00	6,000.00
5113 Electrical Repairs	600.00	200.00	600.00
5118 Unit Interior Damage Repairs	0.00	1,042.06	0.00
5119 Pest Control	200.00	825.00	0.00
5125 Patio Fence Repairs	3,000.00	2,850.00	3,000.00
5126 Exterior Building Repairs/Maint	1,000.00	185.00	1,000.00
5130 Parking Lot Repairs	0.00	100.00	0.00
Total Repairs & Maintenance	<u>29,394.00</u>	<u>39,502.56</u>	<u>33,215.00</u>
5202 Electricity	5,400.00	5,300.00	5,400.00
5203 Water/Sewer/Trash	25,000.00	22,000.00	24,000.00
5206 Natural Gas	1,750.00	1,500.00	1,600.00
Total Utilities	<u>32,150.00</u>	<u>28,800.00</u>	<u>31,000.00</u>
TOTAL EXPENSES	<u>77,107.00</u>	<u>83,558.56</u>	<u>80,471.00</u>
Transfer to Reserve Acct	5,172.00	5,172.00	5,172.00
Transfer to Parking Lot Reserve	1,200.00	1,200.00	1,200.00
NET INCOME after transfers	<u><u>7,284.00</u></u>	<u><u>832.44</u></u>	<u><u>5,648.00</u></u>