

CASCADE FALLS CONDOMINIUM ASSOCIATION, 2018 Budget

**This budget is premised on 12 units in existence in January 2018 and 4 units in existence the second half of the year in 2018.
Subject to adjustments as units are created and sold.**

<u>Description</u>	<u>2018</u>
Condominium Fee Income	29,556
Master Association Fee (\$40)	6,720
Subtotal Income	<u>36,276</u>
Management Fees	1,250
Tax Prep	300
Legal/Filing Fees	185
Master Association	6,720
Insurance	7,750
Office Costs	200
Administrative	<u>16,405</u>
Grounds Maintenance	5,600
Snow Removal	4,500
Lawn Feed	1,800
Private Road Trash Removal	2,800
Misc. Landscape	0
Irrigation Maintenance	300
Contract Services	<u>15,000</u>
Building Maint & Repair	0
Fire/Security Systems	0
Maintenance	<u>0</u>
Electricity	0
Water (Lawns)	1,800
Water (Hydrants)	0
Utilities	<u>1,800</u>
Transfer to Reserve	3,071
Reserve Contributions	<u>3,071</u>
TOTAL EXPENSES	36,276
NET INCOME/(LOSS)	<u><u>0</u></u>

This Budget was prepared by the Declarant, assumes the expenses will not increase and 16 units is sold and occupied.

Adding building improvements (sunroom or screened in porch) will result in additional monthly fees for the added maintenance expense to the Association. The assessment will be \$15.00 per month for a 12' x 12' sunroom and \$10.00 per month for a 12' x 12' screened in porch (fee determined by size).