

**The Anaconda Condominiums**  
**2012 Operating Budget**  
with October 2010 through September 2011 est actual & 2011 budget

	Est. Actual	2011 fye	2012 fye
	<u>Oct '10 - Sep 11</u>	<u>Budget</u>	<u>Budget</u>
<b>Income</b>			
<b>OPERATING INCOME</b>			
Operating Assessments	158,511.28	158,511.00	171,767.00
Late Charges	0.00	0.00	0.00
Laundry & Vending	539.03	300.00	500.00
Miscellaneous	0.00	0.00	0.00
<b>Total OPERATING INCOME</b>	<u>159,050.31</u>	<u>158,811.00</u>	<u>172,267.00</u>
<b>Total Income</b>	159,050.31	158,811.00	172,267.00
<b>Expense</b>			
<b>OPERATING EXPENSE</b>			
Bank Charges	0.00	0.00	0.00
Cable Television	12,301.74	12,600.00	13,000.00
Dues, CMRA	1,405.00	1,375.00	5,000.00
Dues, Fees & Subscriptions	10.00	110.00	110.00
Gas & Electric - Common	32,045.32	27,500.00	33,500.00
Gas & Electric - Managers	1,236.06	1,350.00	1,350.00
Insurance - Building	17,589.88	17,600.00	17,600.00
Landscaping	2,990.72	3,000.00	3,000.00
Management - Building	15,405.00	15,405.00	15,868.00
Management - Business	5,411.00	5,411.00	5,574.00
Miscellaneous Expense	658.29	500.00	700.00
Office Supplies	187.20	200.00	200.00
Operating Supplies	1,535.87	2,500.00	2,000.00
Postage	118.28	150.00	150.00
Professional Fees	2,219.00	2,000.00	2,300.00
Repairs & Maintenance	9,716.95	16,225.00	16,225.00
Repairs & Maintenance - Gate	1,807.00	2,500.00	2,500.00
Repairs & Maintenance - Spa/Jac	2,104.95	4,800.00	4,000.00
Service Contract - Fire	509.09	500.00	600.00
Snow Removal	12,810.70	19,000.00	19,000.00
Taxes - Property	774.88	700.00	850.00
Telephone	1,197.90	1,200.00	1,400.00
Telephone - Mgr Unit	0.00	0.00	0.00
Trash Removal	3,593.89	4,150.00	4,150.00
Vending Supplies	100.00	200.00	200.00
Water & Sewer	21,929.12	20,500.00	22,500.00
<b>Total OPERATING EXPENSE</b>	<u>147,657.84</u>	<u>159,476.00</u>	<u>171,777.00</u>
<b>Total Expense</b>	147,657.84	159,476.00	171,777.00
<b>Fund Surplus or Deficit</b>	<u>11,392.47</u>	<u>-665.00</u>	<u>490.00</u>
Beginning Fund Balance	214.62		6,607.09
Transfer to Capital Reserves	(5,000.00)		
<b>Est Ending Fund Balance</b>	<u>6,607.09</u>		<u>7,097.09</u>

**The Anaconda Condominiums**  
**2012 Capital Reserve Budget**  
with October 2010 through September 2011 est actual & 2011 budget

	Est. Actual	2011 fye	2012 fye
	<u>Oct '10 - Sep 11</u>	<u>Budget</u>	<u>Budget</u>
<b>Income</b>			
<b>CAPITAL RESERVE INCOME</b>			
Special Assessment	100,002.00	100,000.00	0.00
Capital Reserve Assessments	35,493.80	35,494.00	28,058.82
Interest	565.64	700.00	600.00
<b>Total CAPITAL RESERVE INCOME</b>	<u>136,061.44</u>	<u>136,194.00</u>	<u>28,658.82</u>
<b>Total Income</b>	136,061.44	136,194.00	28,658.82
<b>Expense</b>			
<b>CAPITAL RESERVE EXPENSE</b>			
Electrical	1,900.00	18,500.00	
Manager Unit	0.00	0.00	0.00
Driveway/Engineering Study	0.00	7,000.00	0.00
Painting	0.00	0.00	0.00
Parking Lot Replacement	109,055.00	125,000.00	0.00
Railings	6,650.00	7,500.00	
Improvement/Refurbish Fund	0.00	0.00	0.00
Roof	4,204.00	47,000.00	
Siding	28,103.00	0.00	
<b>Total CAPITAL RESERVE EXPENSE</b>	<u>149,912.00</u>	<u>205,000.00</u>	<u>0.00</u>
<b>Total Expense</b>	<u>149,912.00</u>	<u>205,000.00</u>	<u>0.00</u>
<b>Fund Surplus or Deficit</b>	<b>-13,850.56</b>	<b><u>-68,806.00</u></b>	<b>28,658.82</b>
Beginning Fund Balance	<b>120,008.91</b>		<b>111,158.35</b>
Transfer to Reserves	<b>5,000.00</b>		
<b>Est Ending Fund Balance 9-30-11</b>	<u><b>111,158.35</b></u>		<u><b>139,817.17</b></u>