

**Tierra De Zia Condominium Association**  
**Operations Budget 2019**  
 January through December 2019

11:10 AM  
 02/06/19  
 Cash Basis

	<u><b>Budget</b></u>
<b>Ordinary Income/Expense</b>	
<b>Income</b>	
HOA Dues -- Capital Reserve	0.00
HOA Dues - Operations	331,890.00
<b>HOA Fee Income</b>	
Community Room Rental	99.96
Late fees & fines	450.00
Laundry Fees	11,000.04
Orientation Fee	3,600.00
Special Assesment	17,640.00
Transfer Fee	1,599.96
Vending Fees	50.04
<b>Total HOA Fee Income</b>	<u>34,440.00</u>
<b>Total Income</b>	366,330.00
<b>Expense</b>	
Accounting Fees	1,200.00
Audit	5,004.00
Bank Service Charges	0.00
Community/Meetings	996.00
Finance Fees	0.00
<b>Insurance</b>	
Commercial Umbrella Coverage	0.00
Condominium Assn. Insurance	22,320.00
Insurance Deductible	5,004.00
service charge	0.00
Worker's Comp. Insurance	0.00
Insurance - Other	
<b>Total Insurance</b>	<u>27,324.00</u>
Landscaping	18,000.00
Legal Fees	2,004.00
<b>License and Fees</b>	
software licenses	504.00
Web site fees	300.00
License and Fees - Other	0.00
<b>Total License and Fees</b>	<u>804.00</u>
N.M. Corp. Tax	48.00
<b>Office Supplies</b>	
Computer	1,008.00
Office Supplies - Other	1,596.00
<b>Total Office Supplies</b>	<u>2,604.00</u>
<b>Payroll Tax Expense</b>	
Employer's FICA	0.00
Employer's Medicare	0.00
NM Workers Comp. Fund	0.00

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State & Fed. Unemployment Taxes	0.00
Payroll Tax Expense - Other	0.00
<b>Total Payroll Tax Expense</b>	<b>0.00</b>
Penalties	0.00
<b>Pool Maintenance</b>	
Pool Cleaning Service	0.00
Pool Repairs	504.00
Pool Supplies	1,800.00
<b>Total Pool Maintenance</b>	<b>2,304.00</b>
Postage & Mailing	300.00
Printing & Reproduction	396.00
<b>Professional Fees</b>	
Bookkeeping	6,504.00
Consulting	0.00
Maintenance	45,996.00
Property management	30,000.00
<b>Total Professional Fees</b>	<b>82,500.00</b>
Reimbursement	696.00
<b>Repairs&amp;Maintenance-Operations</b>	
Asphalt Preparation	0.00
Bridge maintenance	3,504.00
Chimneys	0.00
Cleaning supplies	300.00
Club House Supplies	156.00
Electrical - Common Area	2,400.00
Fence & Railroad Ties Repair	1,248.00
Gates	0.00
Laundry Equip. Maintenance	1,200.00
Locksmith	996.00
Maintenance supplies	2,496.00
Painting - Common Area	0.00
Plumbing Services & Supplies	15,000.00
Refurbishing stairwells	4,008.00
Roofing - repairs	3,000.00
Stucco	504.00
Swamp coolers	14,508.00
<b>Total Repairs&amp;Maintenance-Operations</b>	<b>49,320.00</b>
<b>Salaries Expense</b>	
General Maintenance Salaries	0.00
Office Admin. Salaries	0.00
<b>Total Salaries Expense</b>	<b>0.00</b>
Security Gate/System Maint.	2,496.00
Security Service	9,360.00
Snow Removal	300.00

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	<u>Budget</u>
<b>Telephone</b>	
Security Gate Lines	2,196.00
Telephone & internet - Office	2,400.00
<b>Total Telephone</b>	<u>4,596.00</u>
<b>Utilities Expense</b>	
Electricity	9,996.00
Propane	5,208.00
Refuse & recycling	15,000.00
Water & Sewer	4,800.00
<b>Total Utilities Expense</b>	<u>35,004.00</u>
<b>Total Expense</b>	<u>245,256.00</u>
<b>Net Ordinary Income</b>	<u>121,074.00</u>
<b>Net Income</b>	<u><u>121,074.00</u></u>

<b>Repairs&amp;Maintenance-Capital</b>	
Bridges	12,000.00
<b>Building Exteriors</b>	
Painting	38,004.00
Stucco-parapets	1,200.00
Building Exteriors - Other	0.00
<b>Total Building Exteriors</b>	<u>39,204.00</u>
Concrete Refurbishing - Pool	2,004.00
Dog Park	2,004.00
Lighting	5,004.00
Paving Fund	48,996.00
Pool Dispenser	3,996.00
Roofing	0.00
Walk-Way Repairs	7,008.00
Washer/Dryer Enhancement	744.00
<b>Total Repairs&amp;Maintenance-Capital</b>	<u><u>120,960.00</u></u>