

**Waterstone Master Association
2019 Operating Budget**

	<u>Annual Budget</u>
Income and Expense	
Income \$90 x 1,215	109,350.00
Less 8% Reserve for Non -Collection	-8,748.00
Total Income	<u>100,602.00</u>
Administrative Expenses	
Professional/Legal Fees	5,000.00
Bank Charges	500.00
Management Fees	12,000.00
Postage/Printing/ Supplies	1,200.00
Total Administrative Expenses	<u>18,700.00</u>
Insurance	5,000.00
Total Insurance Expense	<u>5,000.00</u>
Maintenance and Repairs Expense	
Improvements/Replacement/Repairs	11,252.00
Lighting & Electrical	9,000.00
Fertilization	2,000.00
Holiday Lighting	6,000.00
Irrigation Maintenance	3,000.00
Lawn & Landscape Maintenance	17,650.00
Snow Removal / Salt	8,000.00
Total Maintenance and Repairs Expense	<u>56,902.00</u>
Utilities	20,000.00
	<u>20,000.00</u>
Total Operating Expenses	<u>100,602.00</u>

Waterstone Master
New website address is: waterstone.online