Snowmass MountainCondominium Association Inc.

Approved Budget 2020-2021

	Final 20-21	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
ORDINARY INCOME														
400 · Regular Assessments (59)	412,148.00	103,037.00			103,037.00			103,037.00			103,037.00			412,148.00
401 · Utility Assessment	63,570.15	15,892.54			15,892.54			15,892.54			15,892.54			63,570.15
460 · Regular Assessment Fin Chg	200.00	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.67	16.67	200.00
461 · Interest Earned	3,000.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	250.00	3,000.00
462 · Fines & Penalties	1000	1,000.00												1,000.00
463 · Misc Income	200	200.00												200.00
470 · Assoc Unit Rent	21,600.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	1,800.00	21,600.00
Total Ordinay Income	501,718.15	122,196.20	2,066.67	2,066.67	120,996.20	2,066.67	2,066.67	120,996.20	2,066.67	2,066.67	120,996.20	2,066.67	2,066.67	501,718.15
ORDINARY EXPENSES														
Administrative Expense														
507 · Managing Agent Fees	71,438.03	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	5,953.17	71,438.03
501 · Bank Charges	200.00	200.00												200.00
502 · Insurance / Property Taxes	55,532.00	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	4,627.67	55,532.00
505 · Office Supplies & Expense	996.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	83.00	996.00
510 - Miscellaneous	1,200.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	100.00	1,200.00
540 · Website Maint.	0.00	0.00			0.00			0.00			0.00			0.00
Total Administrative Expense	129,366.03	10,963.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	10,763.84	129,366.03
Labor														
520 · Maint. Labor Common Area	29,223.09	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	2,435.26	29,223.09
521 · Pool/Spa Labor	22,250.00	500.00	2,125.00	2,125.00	2,125.00	2,125.00	2,125.00	2,125.00	500.00	2,125.00	2,125.00	2,125.00	2,125.00	22,250.00
523 · Snow Removal	6,000.00		1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00						6,000.00
522 · Landscaping Labor	13,000.00								2,600.00	2,600.00	2,600.00	2,600.00	2,600.00	13,000.00
524 · Property Insp & Repairs Maint	14,223.08	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	1,185.26	14,223.08
530 · Hskp/Amenity Labor	11,040.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	920.00	11,040.00
531 · Patrol/Security	5,000.00	400.00	400.00	400.00	400.00	400.00	400.00	400.00	400.00	400.00	400.00	500.00	500.00	5,000.00
Total Labor	100,736.17	5,440.51	8,065.51	8,065.51	8,065.51	8,065.51	8,065.51	8,065.51	8,040.51	9,665.51	9,665.51	9,765.51	9,765.51	100,736.17

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Supplies & Contract Services													
545 · Pest Control	1,680.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	140.00	1,680.00
546 · Snowmelt Maintenance	1,000.00		200.00	200.00	200.00	200.00	200.00							1,000.00
547 · Fire Safety/Monitoring	7,000.00	363.63	3,000.00	363.63	363.63	363.63	363.64	363.64	363.64	363.64	363.64	363.64	363.64	7,000.00
548 · Sewer Line Maintenance														0.00
549 · Contract Services	1,000.00	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	1,000.00
550 · Boiler Service & Inspection	8,900.00	741.67	741.67	741.67	741.67	741.67	741.67	741.67	741.67	741.67	741.67	741.67	741.67	8,900.00
551 · Dryer Vent Cleaning	1,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,200.00	1,200.00
553 · Window Clean	2,500.00	1,250.00							1,250.00					2,500.00
554 - Chimney sweep														0.00
565 · Maintenance Supply	5,000.00	416.67	416.67	416.67	416.67	416.67	416.67	416.67	416.67	416.67	416.67	416.67	416.67	5,000.00
566 · Pool Supply	2,100.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	175.00	2,100.00
567 · Contract Pool Labor/Services	1,000.00	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	1,000.00
568 · Landscaping Supply & Irrigation	8,500.00								7,500.00	250.00	250.00	250.00	250.00	8,500.00
569 · Gutter Repair&Roof Maint.														0.00
570 · Housekeeping Supply	1,000.00	80.00	80.00	80.00	80.00	80.00	80.00	80.00	80.00	80.00	80.00	100.00	100.00	1,000.00
571 · Snow Removal Services														0.00
572 · Housekeeping Services														0.00
573 - Building Settlement Survey	1,220.00		1,220.00											1,220.00
Total Supplies & Contract Services	42,100.00	3,333.63	6,140.00	2,283.63	2,283.63	2,283.63	2,283.64	2,083.64	10,833.64	2,333.64	2,333.64	2,353.64	3,553.64	42,100.00
Other Budgeted Expenses														
575 · Electric - Owner	43,186.50	2,772.00	3,003.00	3,454.50	4,914.00	3,444.00	6,720.00	4,189.50	3,664.50	2,709.00	2,667.00	2,719.50	2,929.50	43,186.50
576 · Natural Gas - Owner	20,383.65	1,470.00	2,173.50	2,430.75	2,625.00	2,441.25	1,879.50	2,100.00	1,207.50	882.00	906.15	934.50	1,333.50	20,383.65
Total Other Budgeted Expenses	63,570.15	4,242.00	5,176.50	5,885.25	7,539.00	5,885.25	8,599.50	6,289.50	4,872.00	3,591.00	3,573.15	3,654.00	4,263.00	63,570.15
Utilities Expense														
581 · Firewood	5,500.00	1,375.00	1,375.00	1,375.00	1,375.00									5,500.00
582 · Natural Gas - Snowmelt	20,000.00	329.37	446.37	3,465.37	4,832.37	4,995.37	4,855.00	830.78	245.37					20,000.00
584 · Water and Sanitation	47,670.00	11,917.50			11,917.50			11,917.50			11,917.50			47,670.00
585 · Electric - Association	16,008.00	928.00	1,225.00	1,560.00	1,980.00	1,980.00	1,795.00	1,580.00	1,045.00	990.00	925.00	1,000.00	1,000.00	16,008.00
586 · Natural Gas - Association	7,755.00	505.00	444.00	920.00	755.00	1,111.00	1,150.00	825.00	485.00	435.00	340.00	350.00	435.00	7,755.00
587 · Trash Service	9,064.00	2,266.00			2,266.00			2,266.00			2,266.00			9,064.00
588 · Internet / Cable Services	50,248.80	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	4,187.40	50,248.80
589 · Telephone	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Utilities Expense	156,245.80	21,508.27	7,677.77	11,507.77	27,313.27	12,273.77	11,987.40	21,606.68	5,962.77	5,612.40	19,635.90	5,537.40	5,622.40	156,245.80

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Professional Fees														
595 · Tax / Review / Audit	4,700.00			4,700.00										4,700.00
596 · Director's Meeting	4,000.00				1,333.33					1,333.33			1,333.33	4,000.00
597 · Legal - General	1,000.00	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	83.33	1,000.00
Total Professional Fees	9,700.00	83.33	83.33	4,783.33	1,416.67	83.33	83.33	83.33	83.33	1,416.67	83.33	83.33	1,416.67	9,700.00
TOTAL ORDINARY EXPENSES	501,718.15	45,571.58	37,906.95	43,289.33	57,381.92	39,355.33	41,783.22	48,892.50	40,556.09	33,383.06	46,055.37	32,157.72	35,385.06	501,718.15
NET ORDINARY INCOME	0.00	76,624.62	(35,840.29)	(41,222.67)	63,614.29	(37,288.67)	(39,716.56)	72,103.70	(38,489.43)	(31,316.39)	74,940.83	(30,091.06)	(33,318.39)	0.00
MAJOR MAINTENANCE INCOME														
800 · Major Maint Assessment	232,311.68	58,077.92			58,077.92			58,077.92			58,077.92			232,311.68
820 · Maintenance Account Interest	100.00	100.00												100.00
Total Major Maintenance Income	232,411.68	58,177.92	0.00	0.00	58,077.92	0.00	0.00	58,077.92	0.00	0.00	58,077.92	0.00	0.00	232,411.68
MAJOR MAINTENANCE EXPENSES														
9330 · Insurance Claim Expenses														0.00
900 · Major Maint Projects														0.00
910 · Pool and Spa cover														0.00
920 · Hot Water Heater Replacement														0.00
922 · Complex painting	200,000.00									200,000.00				200,000.00
924 · Irrigation/Landscaping	2,000.00								2,000.00					2,000.00
928 · Sewer Line Repairs														0.00
933 · Window & Door Repair/Maint	3,000.00	3,000.00												3,000.00
935 · Plumbing leaks	4,000.00	4,000.00												4,000.00
Total Major Maintenance Expenses	209,000.00	7,000.00	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00	200,000.00	0.00	0.00	0.00	209,000.00
Net Major Maintenance	23,411.68	51,177.92	0.00	0.00	58,077.92	0.00	0.00	58,077.92	(2,000.00)	(200,000.00)	58,077.92	0.00	0.00	23,411.68
NET INCOME	23,411.69	127,802.54	(35,840.29)	(41,222.67)	121,692.21	(37,288.67)	(39,716.56)	130,181.62	(40,489.43)	(231,316.39)	133,018.75	(30,091.06)	(33,318.39)	23,411.69