

The Venus (LMS3963)
Approved Budget
October 01, 2011 to September 30, 2012

Account	Account Name	New Budget 2011-2012
RECEIPTS / REVENUE		
5035-0000	Bylaw Penalties	600.00
5265-0000	Guest Suite	20,000.00
5285-0000	Interest Income	350.00
5290-0000	Fobs/Keys/Remotes	0.00
5300-0000	Late Payment Interest	500.00
5310-0000	Late Payment Penalty	1,500.00
5385-0000	MoveIn/Out Fee	10,000.00
5410-0000	Other Income	650.00
5425-0000	Parking Income	17,500.00
5500-0000	Owners' Contributions	1,132,203.94
5740-0000	Strata Unit Rental	6,000.00
TOTAL RECEIPTS / REVENUE		\$ 1,189,303.94
EXPENSES & RESERVES		
ADMINISTRATIVE EXPENSES		
6004-0000	Statutory Review of Trust Accounts	560.00
6008-0000	Additional Services	1,125.00
6018-0000	Appraisal	700.00
6028-0000	Bank Charges	280.00
6068-0000	Miscellaneous	500.00
6078-0000	Insurance Deductibles / Claims	37,500.00
6080-0000	Insurance Premium	103,540.00
6088-0000	Legal Fees	1,500.00
6098-0000	Management Fees	65,816.94
6112-0000	Office Expense	750.00
6128-0000	Postage/Copies/Office Exp.	7,500.00
6146-0000	Telephone	1,800.00
TOTAL ADMINISTRATIVE EXPENSES		221,571.94
EMPLOYEE EXPENSES		
6202-0000	Benefits Employee / Caretaker	5,000.00
6210-0000	EI/ CPP Employer Share	4,500.00
6232-0000	Wages Asst. Caretaker	15,000.00
6248-0000	Wages Caretaker	64,000.00
6258-0000	Workers' Compensation	500.00
TOTAL EMPLOYEE EXPENSES		89,000.00
UTILITIES		
6308-0000	Electricity	65,000.00
6316-0000	Gas	170,000.00
6336-0000	Water & Sewer	54,600.00
TOTAL UTILITIES		289,600.00
CONTRACT / BLDG EXPENSES		
7002-0000	Alarm Monitoring	2,500.00
7048-0000	Elevator & License	45,000.00
7054-0000	Emergency Generator	2,250.00
7069-0000	Fire Protection	10,000.00
7076-0000	Garage Door	1,000.00
7080-0000	Garbage Collection	25,000.00

The Venus (LMS3963)

Approved Budget

October 01, 2011 to September 30, 2012

Account	Account Name	New Budget
7100-0000	Landscaping	20,000.00
7126-0000	Mechanical	7,000.00
7182-0000	Security	185,760.00
TOTAL CONTRACT / BLDG EXP		298,510.00
REPAIRS & MAINTENANCE EXPENSES		
7524-0000	Bldg. Envelope Maint.	25,000.00
7550-0000	Carpet Cleaning	3,472.00
7588-0000	Dryer Vent Clean/Maintenance	15,000.00
7600-0000	Electrical Vault Clean & Maint.	6,000.00
7601-0000	Elevator	10,000.00
7610-0000	Emergency Generator	2,500.00
7648-0000	Fire Protection	9,000.00
7656-0000	Garage Door	3,000.00
7660-0000	Repairs & Maintenance	49,500.00
7702-0000	Irrigation	750.00
7706-0000	Lamp Replacement	3,000.00
7738-0000	Mechanical	35,000.00
7770-0000	Plumbing	40,000.00
7826-0000	Security	3,000.00
7848-0000	Snow Removal	500.00
7882-0000	Supplies	5,000.00
7890-0000	Tools/Equipment	1,000.00
7912-0000	Window Cleaning	10,000.00
TOTAL REPAIRS & MAINTENAN		221,722.00
STRATA OWNED UNIT EXPENSES		
8302-0000	1st Mortgage	8,400.00
8316-0000	Maintenance Fees	4,000.00
8326-0000	Property Taxes	1,500.00
TOTAL STRATA OWNED UNIT E		13,900.00
RECREATION FACILITIES EXPENSES		
8528-0000	Pool / Spa Chemicals	6,000.00
8540-0000	Recreational/Pro Facility	10,000.00
TOTAL RECREATION FACILITIE		16,000.00
TOTAL OPERATING EXPENSES		1,150,303.94
CRF & OTHER BUDGETED RESERVE FUNDS		
8920-0000	Contingency Reserve Fund	39,000.00
TOTAL RESERVE FUNDS		39,000.00
TOTAL EXPENSES & RESERVES		1,189,303.94
SURPLUS / (DEFICIT)		-