2027 PROPOSED BUDGET

	RESIDENCES AT SABAL POINT	2027 Budget	
	COA ASSESSMENTS	**2027 COA ASSESSMENTS**	
Account#	**Category**	**Monthly**	**Annual**
Line 149	COA Expense Assessment	$103,645.43	$1,243,745.21
40281	COA Reserve Assessment	$18,586.81	$223,041.72
Line 159	Total Budget Requirement w/reserves	$122,232.24	$1,466,786.93
40300	COA Special Assessment	$0.00	$0.00
40280	COA Doubtful Collections	$0.00	$0.00
40280	COA Total Assessment	$122,232.24	$1,466,786.93
	INCOME	**2027 INCOME**	
Account#	**Category**	**Monthly**	**Annual**
41025	Clubhouse Rental	$0.00	$0.00
41030	Late Fees	$0.00	$0.00
41062	Estoppel Fees	$0.00	$0.00
41065	Gate/Card Income	$0.00	$0.00
41100	Misc. Income	$0.00	$0.00
41120	Write Off COA Fees	$0.00	$0.00
42310	Application Fees	$0.00	$0.00
49215	Interest on Reserves	$0.00	$0.00
	Total	$0.00	$0.00
TOTAL	**ASSESSMENTS & INCOME**	**$122,232.24**	**$1,466,786.93**
	EXPENSES	**2027 EXPENSES**	

2027 PROPOSED BUDGET

Account#	Category	Monthly	Annual
	Management Fees		
63110	Management Fees - $17/unit	**$4,080.00**	**$48,960.00**
	Payroll		
	Salaries		
60011	Business Manager	$7,193.78	$86,325.33
60012	Assistant Manager	$4,420.42	$53,045.00
60041	Maintenance Supervisor	$6,726.07	$80,712.86
60043	Service Tech.	$2,746.67	$32,960.00
	Total Salaries	**$21,086.93**	**$253,043.19**
	Salary Related		
	23%		
60211	SRE-Business Manager	$1,654.57	$19,854.83
60212	SRE-Assistant Manager	$1,016.70	$12,200.35
60241	SRE-Maint Supervisor	$1,547.00	$18,563.96
60243	SRE-Service Tech.	$631.73	$7,580.80
	Total Salary Related	**$4,849.99**	**$58,199.93**
	Total Payroll	**$25,936.93**	**$311,243.12**
	Total Payroll and Management Fee	**$30,016.93**	**$360,203.12**

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	Administrative Expenses		
62020	Office Supplies	$41.67	$500.00
62030	Business License/Permits	$0.00	$0.00
62035	Banking Costs	$0.00	$0.00
62040	Telephone and Related	$433.33	$5,200.00
62042	Cable TV - Fitness Center	$0.00	$0.00
62048	Web Services	$20.83	$250.00
62050	Answering Service	$75.00	$900.00
62055	Printing/Duplicating	$125.00	$1,500.00
62060	Signage	$33.33	$400.00
62070	Postage	$50.00	$600.00
62075	Courier/Overnight	$20.83	$250.00
62105	Equipment Lease	$0.00	$0.00
62405	Legal Fees	$625.00	$7,500.00
62922	Resident Meeting	$0.00	$0.00
	Total Administrative	**$1,425.00**	**$17,100.00**
	Association Specific Expenses		
62415	Association Fees (Master) $0.00/unit	$2,083.33	$25,000.00
80510	Fees Payable to Division $4.00/unit	$80.00	$960.00
	Total Association Specific	**$2,163.33**	**$25,960.00**

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	Insurance		
64520	Insurance Prem. (Haz/Liability)	$13,119.51	$157,434.09
	Total Insurance	**$13,119.51**	**$157,434.09**

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	Security/Life Safety		
61207	Controlled Access Gate Repairs	$500.00	$6,000.00
61210	Access Key Cards/Devices	$62.50	$750.00
61240	Annual Inspections/Fire Sprinkler/Fire H	$916.67	$11,000.00
61243	Fire Alarm Monitoring	$577.50	$6,930.00
61245	Fire Alarm Maintenance	$583.33	$7,000.00
61248	Security Cameras Repairs	$25.00	$300.00
61249	Ring Security Monitoring	$33.33	$400.00
	Total Security/Life Safety	**$2,698.33**	**$32,380.00**
	Repairs and Maintenance		
61305	Landscape Contract	$5,416.67	$65,000.00
61308	Landscape Ground Maintenance	$1,666.67	$20,000.00
61310	Tree Trimming	$1,500.00	$18,000.00
61330	Sprinklers	$375.00	$4,500.00
61398	Lake/Pond/Fountain Maintenance	$375.00	$4,500.00
61455	HVAC	$41.67	$500.00
61464	Exterior Bulbs / Ballasts	$208.33	$2,500.00
61470	Exterior Repairs	$2,916.67	$35,000.00
61481	Janitorial Supplies	$416.67	$5,000.00
61510	Plumbing	$1,666.67	$20,000.00
61515	Electrical	$166.67	$2,000.00
61520	Pool Service	$750.00	$9,000.00

2027 PROPOSED BUDGET

61521	Pool Repairs	$166.67	$2,000.00
61523	Pool Permit	$29.17	$350.00
61530	Roof Repairs	$625.00	$7,500.00
61610	Exterminating Contract	$508.33	$6,100.00
61611	Termite Renewal Bond	$175.00	$2,100.00
61612	Wildlife Control (Bats)	$2,083.33	$25,000.00
61630	Locks and keys	$6.25	$75.00
61646	Fitness Equipment Repair	$125.00	$1,500.00
61660	Hardware/Tools/Small Equipment	$291.67	$3,500.00
61665	Project Vehicle	$101.92	$1,223.00
61650	Cleaning Suppies	$0.00	$0.00
61531	Gutter Cleaning	$625.00	$7,500.00
61690	Misc Maintenance	$666.67	$8,000.00
Total Repairs and Maintenance		**$20,904.00**	**$250,848.00**

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	Utilities		
63510	Electric Common Area	$3,000.00	$36,000.00
63531	Water/Sewer	$7,750.00	$93,000.00
63540	Trash Removal	$3,400.00	$40,800.00
63543	Fiber Service	$16,800.00	$201,600.00
	Total Utilities	**$30,950.00**	**$371,400.00**
	Other Expenses		
64570	SIRS & Reserve Study	$0.00	$0.00
80020	Annual Audit	$583.33	$7,000.00
80030	Tax Return Fee	$58.33	$700.00
80020	Annual Report Filing Fee	$5.83	$70.00
80210	Federal Income Taxes	$45.83	$550.00
80610	Accounting	$1,083.33	$13,000.00
80615	Computer & Software Fees (Buildium)	$591.67	$7,100.00
	Total Other Expenses	**$2,368.33**	**$28,420.00**
	Total Expenses Without Reserves	**$103,645.43**	**$1,243,745.21**
	Reserves		
	SIRS	$10,500.00	$126,000.00
	TRS	$8,086.81	$97,041.72
40281	Reserves	**$18,586.81**	**$223,041.72**

2027 PROPOSED BUDGET

Total Expenses With Reserves		**$122,232.24**	**$1,466,786.93**

2027 COA Fees

2027 COA Fees (Including Reserves)

Unit Type	% Per Unit Cost or Surplus	Unit QTY	Unit Monthly Fee With Reserves	Total Unit Monthly Fee With Reserves	Total Annual Fee by Unit Type
A	0.2752671%	11	$336.47	$3,701.12	$44,413.40
A2	0.3177212%	11	$388.36	$4,271.94	$51,263.22
B	0.3950972%	30	$482.94	$14,488.09	$173,857.02
C	0.4135853%	116	$505.53	$58,642.01	$703,704.16
C-2	0.4170090%	28	$509.72	$14,272.14	$171,265.74
D-1	0.4971241%	20	$607.65	$12,152.92	$145,835.03
D-2	0.5012325%	24	$612.67	$14,704.03	$176,448.31
Total		**240**		**$122,232.24**	**$1,466,786.88**