

Fischer Lake Island Property Owner's Association, Inc.				
2022 Adopted Operating Budget				
1/1/2022 - 12/31/2022				
	2021	2021	2021	2022
Accounts	Annual Budget	Actual thru 6/30	Full Year Estimate	Adopted Budget
<b>Income</b>				
<u>Revenues</u>				
40000 - Owner Assessments	85,097	42,584	85,168	95,105
40005 - Reserve Income	40,280	20,140	40,280	40,280
40245 - Late Fee Income	0	38	77	0
40250 - Earned Interest Income - Bank	0	0	0	0
<b>Total Revenues</b>	<b>125,377</b>	<b>62,762</b>	<b>125,525</b>	<b>135,385</b>
<b>Expense</b>				
<u>Administrative Expense</u>				
50010 - Administration	0	0	0	0
50040 - Accounting Fees	175	175	175	175
50050 - Legal Fees	2,500	195	390	1,000
50080 - Corp. Annual Report	62	61	123	150
50140 - Office Expenses	3,500	2,122	4,244	3,000
50150 - Social Events	100	0	0	500
51000 - Insurance Liability	9,950	5,287	10,574	15,400
<b>Total Administrative Expense</b>	<b>16,287</b>	<b>7,840</b>	<b>15,505</b>	<b>20,225</b>
<u>Utilities</u>				
54010 - Electricity - Clubhouse	5,200	2,310	4,620	4,600
54015 - Electricity - Guardhouse	250	127	254	250
54020 - Electricity - Street Lights	4,500	2,256	4,513	4,500
54025 - Electricity - Lake Aerator	2,000	959	1,918	2,000
54030 - Clubhouse Water	0	0	0	900
54100 - Telephone	2,520	1,845	3,689	3,600
<b>Total Utilities</b>	<b>14,470</b>	<b>7,497</b>	<b>14,994</b>	<b>15,850</b>
<u>Contracts</u>				
50000 - Management Services	12,175	6,087	12,175	12,750
52010 - Pool Service & Permit	4,450	3,548	7,097	4,450
<b>Total Contracts</b>	<b>16,625</b>	<b>9,636</b>	<b>19,272</b>	<b>17,200</b>
<u>Repairs &amp; Maintenance</u>				
53030 - Club & Gatehouse Maintenance	500	281	562	500
53035 - Misc. Repair & Fire Extinguisher	1,800	485	970	1,000
53040 - Clubhouse Cleaning	1,020	445	890	900
55000 - Lawn Service / Landscaping	12,360	7,125	14,250	15,600
55110 - Annual Palm Tree Trimming	1,980	0	0	2,000
55115 - Misc. Tree Trimming	1,080	0	0	1,080
55130 - Weed & Pest Control	3,000	990	1,980	2,000
55300 - Pressure Washing - Clbhse. Parking Lot	300	0	0	300
55301 - Pressure Washing - Clbhse. Dock	400	0	0	200
55302 - Pressure Washing - Boat Ramp	300	0	0	150
55510 - Lake & Water Maintenance	6,600	3,300	6,600	6,600
55900 - Aerator Maintenance	1,415	1,189	2,377	2,300
55950 - Storm System Drainage Cleaning	1,000	0	1,000	1,000
56010 - Road Sprinkler & Misc. Maint.	600	0	0	600
56020 - Water Pump / County Water	360	1,811	3,621	3,700
57020 - Gate / Database Maintenance	2,000	0	0	900
58010 - Common Area Refurbishment	1,200	163	325	1,200
60500 - Other Expense	1,800	0	0	1,800
<b>Total Repairs &amp; Maintenance</b>	<b>37,715</b>	<b>15,788</b>	<b>32,577</b>	<b>41,830</b>
<u>Reserves</u>				
73000 - Pooled Reserve Transfer	40,280	20,140	40,280	40,280
<b>Total Reserves</b>	<b>40,280</b>	<b>20,140</b>	<b>40,280</b>	<b>40,280</b>
<b>Total Expense</b>	<b>125,377</b>	<b>60,901</b>	<b>122,628</b>	<b>135,385</b>
	<u>2021</u>			<u>2022</u>
Quarterly Single Lot Maintenance Assessment (57)	\$ 510		\$	550
Quarterly Double Lot Maintenance Assessment (3)	\$ 764		\$	825

**Fischer Lake Island Property Owner's Association, Inc.**  
**Adopted Budget Reserves - Pooled (Cash Flow)**  
**For the Period of January 1, 2022 - December 31, 2022**

	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>	<u>2026</u>	<u>2027</u>	<u>2028</u>	<u>2029</u>	<u>2030</u>	<u>2031</u>	<u>2032</u>	<u>2033</u>	<u>2034</u>	<u>2035</u>	<u>2036</u>	<u>2037</u>	<u>2038</u>	<u>2039</u>	<u>2040</u>
Beginning Balance	137,812	128,781	114,705	155,558	160,616	201,699	242,988	272,583	309,226	321,052	62,937	103,532	134,329	175,281	216,437	257,800	299,369	341,146	276,131
Expenditures	50,000	55,000	-	36,000	-	-	11,900	5,000	30,000	300,000	-	10,000	-	-	-	-	-	107,000	30,000
Interest Earned	689	644	574	778	803	1,008	1,215	1,363	1,546	1,605	315	518	672	876	1,082	1,289	1,497	1,706	1,381
<b>Contribution</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>	<b>40,280</b>
Ending Balance	128,781	114,705	155,558	160,616	201,699	242,988	272,583	309,226	321,052	62,937	103,532	134,329	175,281	216,437	257,800	299,369	341,146	276,131	287,792

<u>Description</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>	<u>2026</u>	<u>2027</u>	<u>2028</u>	<u>2029</u>	<u>2030</u>	<u>2031</u>	<u>2032</u>	<u>2033</u>	<u>2034</u>	<u>2035</u>	<u>2036</u>	<u>2037</u>	<u>2038</u>	<u>2039</u>	<u>2040</u>
Appliances				4,000															
Clubhouse Furniture							3,900												
Clubhouse Painting Interior								5,000											
Clubhouse Painting Exterior				10,000								10,000							
Clubhouse Roof				10,000															
Clubhouse A/C							6,000												
Pool Pump & Motors		30,000																	
Pool Furniture				2,000															
Pool Enclosure Screens																			31,000
Pool Resurfacing		10,000																	
Pool Carpeting							2,000												
Tennis Court Resurfacing				10,000															
Tennis Court Fence																			6,000
Entry Gate System Operators		15,000																	
Deferred Maintenance	30,000								30,000										30,000
Insurance Deductible	20,000																		
Drainage																			70,000
Roadways										300,000									
<b>Totals</b>	<b>50,000</b>	<b>55,000</b>	<b>-</b>	<b>36,000</b>	<b>-</b>	<b>-</b>	<b>11,900</b>	<b>5,000</b>	<b>30,000</b>	<b>300,000</b>	<b>-</b>	<b>10,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>107,000</b>	<b>30,000</b>

<u>Reserve Component</u>	<u>Replacement</u>		
	<u>Cost</u>	<u>Total Life</u>	<u>Useful Life</u>
Appliances	4,000	27	4
Clubhouse Furniture	3,900	30	7
Clubhouse Painting Interior	5,000	15	8
Clubhouse Painting Exterior	10,000	8	4
Clubhouse Roof	10,000	25	4
Clubhouse A/C	6,000	20	7
Pool Pump & Motors	30,000	25	2
Pool Furniture	2,000	25	4
Pool Enclosure Screens	31,000	28	18
Pool Resurfacing	10,000	25	2
Pool Carpeting	2,000	15	8
Tennis Court Resurfacing	10,000	10	5
Tennis Court Fence	6,000	40	18
Entry Gate System Operators	15,000	15	2
Deferred Maintenance	30,000	10	-
Insurance Deductible	20,000	2	-
Drainage	70,000	20	18
Roadways	300,000	30	10
<b>Total</b>	<b>564,900</b>		