

**COLONIAL MANOR WEST APARTMENTS CONDO ASSOC. INC.**

**Budget vs. Actuals: 2023 Budget - FY23 P&L**

January - December 2023

TREASURER  
Proposed 2024  
BUDGET

	2023 Total		
	Actual	Budget	
<b>Income</b>			
4000 - Maintenance Income	163,460.00	217,650.00	213,800.00
4200 - Laundry Income	1,171.66	1,400.00	1,400.00
4400 - Estoppel Fees	500.00		-
4500 - Late Fees	50.00		-
4900 - Allowance for Uncollectibles	-111.00	-1,000.00	-
<b>Total Income</b>	<b>\$ 165,070.66</b>	<b>\$ 218,050.00</b>	<b>\$ 215,200.00</b>
<b>Gross Profit</b>	<b>\$ 165,070.66</b>	<b>\$ 218,050.00</b>	215,200.00
<b>Expenses</b>			
6000 - Accounting Fees - Mike Moskowitz	5,380.00	6,000.00	7,000.00
6050 - Bank Charges	0.00	50.00	50.00
6100 - Common Area Expenses	769.18	1,000.00	1,500.00
6140 - Electricity - FPL		5,000.00	
Electricity - Main	3,333.67		
Electricity - Small Light	121.62		
<b>Total 6140 - Electricity - FPL</b>	<b>\$ 3,455.29</b>	<b>\$ 5,000.00</b>	7,500.00
6200 - Elevator Maintenance - Motion Elevator	1,492.11	2,500.00	2,500.00
6230 - Elevator Telephone Expense - Verizon	263.80	600.00	350.00
6310 - Fire Protection Services - A Tech	706.20	1,500.00	2,000.00
6360 - Gas Expenses - TECO	1,763.98	3,500.00	2,500.00
6400 - Insurance			
Commercial Liability	7,455.45	7,000.00	10,000.00
<b>12/23)</b>	<b>83,000.00</b>	90,000.00	110,000.00
Directors & Officers Liability	1,435.06	1,500.00	1,950.00
Fidelity & Crime	317.22	500.00	450.00
<b>Flood = 8122</b>	<b>8,120.00</b>	8,000.00	11,000.00
General Liability			
<b>Total 6400 - Insurance</b>	<b>\$ 100,327.73</b>	<b>\$ 107,000.00</b>	133,400.00
6420 - Janitorial Services - ACE Cleaning	6,394.18	8,400.00	8,700.00
6440 - Landscape Expenses - Tropic Star	2,072.00	3,500.00	2,800.00
6460 - Legal Expenses	0.00	1,500.00	1,500.00
6480 - Licenses & Permits	338.80	500.00	500.00
<b>RES STUDY)</b>	<b>3,204.00</b>	1,000.00	1,000.00
6610 - Office Expenses	241.09		300.00
6690 - Pool Expenses - Patriot Pool & Spa	399.94	4,000.00	
01 - Monthly Maintenance	2,529.00		
<b>Total 6690 - Pool Expenses - Patriot Pool &amp; Spa</b>	<b>\$ 2,928.94</b>	<b>\$ 4,000.00</b>	4,400.00
6700 - Property Management Services	9,000.00	15,000.00	12,000.00
6750 - Repairs & Maintenance		33,000.00	
Paradise Service Tech.	485.40		
Repair & Maintenance	2,881.35		
<b>Total 6750 - Repairs &amp; Maintenance</b>	<b>\$ 3,366.75</b>	<b>\$ 33,000.00</b>	5,000.00
6820 - Roof Contract - SK Quality Roofing		2,500.00	
6860 - Termite Removal - Truly Nolen	594.00	600.00	800.00
6900 - Waste Removal Services - Republic Services		5,500.00	
Waste Removal - Main	2,374.00		
Waste Removal - Recycling	1,972.43		
<b>Total 6900 - Waste Removal Services - Republic Services</b>	<b>\$ 4,346.43</b>	<b>\$ 5,500.00</b>	6,000.00
6920 - Water & Sewer Expenses - City of FTL	9,842.06	15,000.00	14,000.00
<b>Total Expenses</b>	<b>\$ 156,486.54</b>	<b>\$ 217,650.00</b>	213,800.00