

**Pines Condominium Phase II
2009/2010 Budget as of 09/30/2010**

	10 Units Approved Budget 2009/2010	10 Units Approved Budget 2010/2011
Administrative		
Accounting	1,975	1,975
Insurance	9,000	9,500
Miscellaneous	325	325
Office Expense	200	200
Total	<u>11,500</u>	<u>12,000</u>
Maintenance & Services		
Building Maint	500	500
Chimney Maintenance	500	500
Fire Suppression Maint	6,000	3,500
Garbage	3,500	3,500
Landscaping	2,000	2,000
Management	4,800	4,800
Snowplowing	1,800	1,800
Snow Removal - Roofs	3,500	3,500
Contingency	1,900	1,900
Total	<u>24,500</u>	<u>22,000</u>
Total Operating Budget	<u>36,000</u>	<u>34,000</u>
Reserves		
Betterments	1,000	1,500
Driveway/Roads	1,000	1,500
Roofs	1,000	1,500
Siding/Staining	1,000	1,500
Total	<u>4,000</u>	<u>6,000</u>
Total Budget	<u><u>40,000</u></u>	<u><u>40,000</u></u>
Annual dues per unit	\$4,000.00	\$4,000.00
Dues Per Unit Per Quarter	\$1,000.00	\$1,000.00

**For Management Discussion Only
See Accountant's Compilation Report**