

Jacaranda Country Club Villas Condo Association, Inc.
Approved Budget
January 1, 2021 - December 31, 2021

	2020 Approved Budget	2021 Approved Budget
INCOME		
4000 · Maintenance Fees	219,788	219,541
4240 · Interest Income	0	0
4280 · Misc. Income	0	0
4300 · Surplus Carry Forward	2,137	6,267
Total Income	221,925	225,808
EXPENSE		
5010 · Legal Fees	5,500	3,000
5011 · Accounting	250	250
5020 · Management Fees	12,600	12,600
5100 · Administrative	1,618	2,300
5200 · Insurance	117,000	118,000
5201 · Insurance Appraisal	650	650
NEW MIT Inspections	0	1,050
5300 · Division Fees	288	288
5310 · Licenses/Fees	586	523
6000 · Maintenance/Repairs General	3,000	3,000
6040 · Pest Control	2,880	2,940
6041 · Rodent Control	780	780
6100.01 · Lawn/Shrub/Irrigation Contract	41,000	41,292
6100.03 · Landscape Replacement/Supplies	1,200	1,200
6100.04 · Palm Trees over 15'	3,500	3,550
6100.05 · Tree Trimming	1,000	1,000
6100.06 · Common Area Mulch	1,150	1,250
6100.07 · Repair Lamp Poles	700	700
6100.09 · Irrigation	3,000	3,000
6101.01 · Tree Replacement	1,000	1,000
6101.03 · Drip Lines in Common Areas	6,400	6,400
6200.01 · Pool Contract/Repairs	4,600	4,600
6200.03 · Pool Heater Contract	300	300
6200.05 · Pool Cabana Cleaning	2,080	2,100
7100 · Water/Sewer	1,875	1,875
7200 · Electricity	5,400	5,000
7700 · Interest Expense-Insurance Loan	2,800	2,800
7800 · Bad Debt Expense	0	0
7900 · Contingency	768	4,360
Total Expense	221,925	225,808
Other Income/Expense		
Other Income		
8050 · Reserve Interest	0	0
8530.01 · Pooled Reserve Income	16,372	16,622
Total Reserves	16,372	16,622
Reserves		
9599.00 · Reserves Contribution Transfer	16,372	16,622
Total Reserves	16,372	16,622
TOTAL EXPENSES AND RESERVES	238,297	242,430
Total Units	72	
Assessment Paid Quarterly	4	
2021 Assessment per Unit	\$ 820.00	

Jacaranda Country Club Villas Condo Assoc Inc.
APPROVED BUDGET FOR THE PERIOD
January 1, 2021 - December 31, 2021
DESIGNATED RESERVES

PERCENT
 FUNDING
 100.00%

	1	2	3	4	5	6	7	8	9	10	
	ESTIMATED LIFE EXPECTANCY	ESTIMATED REMAINING LIFE	ESTIMATED REPLACEMENT COST	BEGINNING BALANCE 1/1/2020	ASSESSMENTS COLLECTED 2020	ESTIMATED EXPENDITURES 2020	TRANSFERS 2020	ESTIMATED BALANCE 12/31/2020	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED	
ACCT#	ASSET										
3530.01	Capital Assets	13	3	107,157	36,578	16,372	0	0	52,950	54,207	16,622
				107,157	36,578	16,372	0	0	52,950	54,207	16,622

Note 1: These reserves are computed using the Pooled method

Note 2: Estimated Life Expectancy, Estimated Remaining Life, and Estimated Replacement Cost are based on information secured from contractors and on information obtained from experience gained from similar replacements, these figures may be adjusted each year using current available data. The accuracy of and items required should be supported by an independent Reserve Study

Note 3:	Treasurer Notations	Life	Repl cost	Remaining Life	Est bal	2021	
						Contribution	Accrual Catchup
	*Refurbish cement pool liner	18	20,000.00	4	19,655	1,467	
	Geothermal Heater	18	13,000.00	7	13,722	722	
	Pumps for Geo Heater (2 @ 800)	3	1,600.00	2	533	533	
	Heat Sensor/Geo heater (1@160)	3	160.00	2	53	53	
	***Geothermal wells (2)	20	7,850.00	19	-	3,925	
	***Hookup Geo wells/Symbiont htr	20	1,903.00	19	-	952	
	30 gal Water Heater	10	600.00	-	920	60	
	Pool pump/motor	3	2,500.00	-	3,833	833	
	Cabinets	10	5,174.00	7	1,551	517	
	Paver deck/sidewalk	20	15,215.00	17	2,283	761	
	Doors (4)	20	1,000.00	10	500	50	
	Fixtures (electric/plumbing)	10	1,000.00	1	900	100	
	Pool Furniture from Blair	8	9,155.00	7	1,144	1,144	
	Roof	30	5,000.00	20	1,670	167	
	Irr well pumps overspent 2019				(3,400)		
	Irrigation 2 well pumps (10/2019)	7	6,000.00	6	857	857	
	*Irrigation wells (drilled1984)(2)	15	15,000.00	9	4,000	1,500	
	*Contingency				4,750	-	
	Paint frnt wall inside only	8	2,000.00	-	1,500	250	
	***Pond bank erosion EFT tubes		5,459.00		-	2,730	
	Total Reserves (w/o **)		107,157.00		54,471	16,622	-