

**Jacaranda Country Club Villas Condominium Association**  
**2023 Approved Budget**  
**January 1, 2023 - December 31, 2023**

	<b>2022 Approved Budget</b>	<b>2023 Approved Budget</b>
<b>INCOME</b>		
4000 · Maintenance Fees	256,298	306,114
4240 · Interest Income	0	0
4280 · Misc. Income	0	0
4300 · Surplus Carry Forward	(1,186)	0
Total Income	<b>255,112</b>	<b>306,114</b>
<b>EXPENSE</b>		
5010 · Legal Fees	2,000	3,000
5011 · Accounting	250	275
5020 · Management Fees	12,978	13,626
5100 · Administrative	2,300	2,300
5200 · Insurance	151,338	190,449
NEW lan Insurance Deductible-Remove trees roofs	0	0
NEW lan Insurance Deductible--Roof repair	0	0
NEW lan Insurance Deductible--Replace drywall	0	0
NEW Line of Credit Repayment (Interest Only 2023)	0	17,500
5201 · Insurance Appraisal	600	600
5202 · Hurricane MIT Forms	0	0
5300 · Division Fees	288	288
5310 · Licenses/Fees	523	500
6000 · Maintenance/Repairs General	2,000	2,000
6001 · Paint Villas	0	0
6040 · Pest Control - Interior	2,940	3,080
6041 · Rodent Control	520	528
6100.01 · Lawn\ShrubIrrigation Contract	41,292	42,944
6100.03 · Landscape Replacement/Supplies	1,200	1,200
6100.04 · Palm Trees over 15'	3,550	2,400
6100.05 · Misc.Tree Trimming	1,000	1,000
6100.06 · Common Area Mulch	1,250	1,300
6100.07 · Repair Lamp Poles	700	700
6100.09 · Irrigation Repairs	3,000	2,500
6101.01 · Tree Replacement	1,500	0
6101.03 · Drip Lines in Common Areas	0	0
6200.01 · Pool Contract/Repairs	4,600	4,600
6200.03 · Pool Heater Contract	370	500
6200.05 · Pool Cabana Cleaning	2,340	2,600
6200.06 · Pool Pavers	4,100	1,000
6200.07 · Grass Strips	3,000	0
7100 · Water/Sewer	1,348	1,537
7200 · Electricity	4,740	5,877
7700 · Interest Expense-Insurance Loan	3,000	3,810
7900 · Contingency	2,385	0
Total Expense	<b>255,112</b>	<b>306,114</b>
<b>Other Income/Expense</b>		
8050 · Reserve Interest	0	0
8530.01 · Pooled Reserve Income	12,983	17,300
Total Reserves	<b>12,983</b>	<b>17,300</b>
<b>Reserves</b>		
9599.00 · Reserves Contribution Transfer	12,983	17,300
Total Reserves	<b>12,983</b>	<b>17,300</b>
<b>TOTAL EXPENSES AND RESERVES</b>	<b>268,095</b>	<b>323,414</b>
Total Units	72	
Assessment Paid Quarterly	4	
2023 Assessment per Unit	\$ 1,123.00	
2022 Assessment per Unit	\$ 935.00	

**Jacaranda Country Club Villas Condo Assoc Inc.**  
**APPROVED BUDGET FOR THE PERIOD**  
**January 1, 2023 - December 31, 2023**  
**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 1/1/2022	ASSESSMENTS COLLECTED 2022	ESTIMATED EXPENDITURES 2022	ESTIMATED TRANSFERS 2022	ESTIMATED BALANCE 12/31/2022	ADDITIONAL RESERVE REQUIREMENT	ANNUAL RESERVE REQUIRED
ACCT#	ASSET										
3530.01	Capital Assets	13	4	149,015	68,958	12,983	4,930	0	77,011	72,004	17,300
				<b>149,015</b>	<b>68,958</b>	<b>12,983</b>	<b>4,930</b>	<b>0</b>	<b>77,011</b>	<b>72,004</b>	<b>17,300</b>

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 YE	2023
					2022	Contribution
	Refurbish cement pool liner	18	59,000	3	32,233	7,384
	Geothermal Heater	18	13,000	5	15,166	722
	Submersible pump	5	2,500	2	1,500	500
	Loop pump	3	800	1	400	400
	Heat Sensor/Geo heater 1@160)	3	160	-	159	53
	Geothermal wells (2)	18	7,850	17	436	436
	Hookup Geo wells/Symbiont htr	18	1,903	17	106	106
	30 gal Water Heater(1)	7	1,500	(5)	1,580	214
	Pool pump/motor(1)	3	2,500	(2)	5,499	833
	Chem feeder pumps (2@575)	3	1,150	1	1,438	383
	Pool lite& retaing ring (2@904)	5	1,808	3	1,562	362
	Filter housings (2@850)	7	1,700	5	1,467	243
	Cabinets	10	5,174	5	2,585	517
	Paver deck/sidewalk	20	15,215	15	3,805	761
	Paver 24 mo contract sand/seal	2	2,600	2	-	1,300
	Doors (4)	20	1,000	8	600	50
	Fixtures (electric/plumbing)	10	1,000	(1)	1,100	100
	Pool Furniture from Blair	8	9,155	6	3,432	1,144
	Roof	30	5,000	18	2,004	167
	Irrigation wells (2) (Jan 2022)	15	15,000	14	1,000	1,000
	Irrigation well pumps (2)	4	11,000	-	11,187	
	Contingency				314	
	Paint frnt wall inside only	8	3,000	7	375	375
	Paint Pool Cabana	8	2,000	7	250	250
	<b>Total Reserves (w/o **)</b>		<b>149,015</b>		<b>88,198</b>	<b>17,300</b>