

**Riverfront Lodge**  
**Proposed 2021 Budget**  
**Proposed Budget for Year Ending December 31, 2021**

	<b>2021 Proposed Budget</b>
<b>Revenues</b>	
3010 Operating Assessments	\$ 559,766
3015 Replacement Assessments	110,322
3030 Late Payment Fees	-
3035 Interest Income-Operating	150
3036 Interest Income-Replacement Reserve	200
<b>TOTAL REVENUES</b>	<b>\$ 670,438</b>
<b>Administrative Expenses</b>	
6010 Accounting Fees	\$ 10,175
6030 Audit & Tax	3,125
6090 Legal Fees	1,000
6100 Management Fees	37,270
6110 Office Supplies	300
6120 Other Services	1,000
6130 Board Expenses	300
<b>Total Administrative</b>	<b>\$ 53,170</b>
<b>Operating Expenses</b>	
6215 Cable/Internet	\$ 33,696
6230 Electric	32,108
6220 Common Area Cleaning (Hallways)	9,984
6250 Master Association Amenities	136,000
6310 Front Desk	33,106
6260 Decorations / Lighting	8,000
6290 Landscaping Contracts	22,500
6300 Tree removal/replacement	-
6340 Pest Control	3,000
6360 Snow Removal	5,000
6365 Roof Snow Removal	5,000
6375 Shared Amenties	52,406
6400 Trash Removal Contracts & Labor	7,800
6240 Heating	27,644
6410 Water & Sewer	33,973
6430 Window Washing	12,600
<b>Total Operating</b>	<b>\$ 422,817</b>
<b>Maintenance Expenses</b>	
6640 Fire & Security	12,400
6630 Elevator Maintenance	10,000
6670 Repairs & Maintenance Outside Vendors/Parts	24,055
6680 Repair & Maintenance Labor	15,398
6690 Road Maintenance (shared access-main road)	4,000
6710 Roof/Gutter Repair	2,500
<b>Total Maintenance</b>	<b>\$ 68,353</b>
<b>Fixed Expenses</b>	
6830 Insurance	\$ 15,506
6850 Income Taxes	70
<b>Total Fixed</b>	<b>\$ 15,576</b>
<b>TOTAL OPERATING EXPENSES</b>	<b>\$ 559,916</b>
8010 Replacement Expense - Assessment	\$ 110,322
8015 Replacement Expense - Interest	200
<b>NET INCOME/(LOSS)</b>	<b>\$ -</b>