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revised:10/30/2024

PONDS OF SUMMIT VIEW ESTATES

2025 BUDGET

	2024 BUDGET	2025 BUDGET	
INCOME			
ASSESSMENTS	$ 241,800.00	$ 241,800.00	a
TRANSFER FEES	$ -	$ 3,000.00	
TOTAL INCOME	$ 241,800.00	$ 244,800.00	
EXPENSES			
GROUNDS MAINT - CONTRACT	$ 28,875.00	$ 25,000.00	
GROUNDS MAINT - MISC	$ 12,000.00	$ 15,000.00	b
SNOW REMOVAL	$ 7,500.00	$ 7,500.00	
ICE CONTROL	$ 5,000.00	$ 6,000.00	
BUILDING MAINT - OTHER	$ 8,000.00	$ 12,000.00	
FIRE ALARM TESTING & REPAIR	$ 1,000.00	$ 1,000.00	
BUILDING MAINT - PAINTING	$ 10,000.00	$ 9,000.00	
BUILDING MAINT-GUTTER CLEANING	$ 400.00	$ 400.00	
ASPHALT/CONCRETE REPAIR	$ 8,000.00	$ 7,000.00	
POND MAINTENANCE	$ 3,000.00	$ 3,000.00	
SPRINKLER SYSTEM INSPECTION	$ 3,200.00	$ 3,200.00	
SPRINKLER SYSTEM REPAIR	$ 1,000.00	$ 1,000.00	
AREA LIGHTING	$ 4,500.00	$ 4,500.00	
OWNER REIMBURSEMENT	$ 200.00	$ 200.00	
PROFESSIONAL MANAGEMENT	$ 15,160.00	$ 15,732.00	
INSURANCE	$ 27,323.00	$ 25,000.00	
WATER	$ 18,700.00	$ 18,700.00	
SEWER	$ 30,800.00	$ 28,000.00	
LEGAL & ACCOUNTING SERVICES	$ 750.00	$ 750.00	
OFFICE SERVICES	$ 800.00	$ 800.00	
MISCELLANEOUS EXPENSE	$ 1,034.00	$ 1,034.00	
SUB TOTAL	$ 187,242.00	$ 184,816.00	
TRANSFER TO SAVINGS-MULCH RESERVES	$ 5,000.00	$ 100.00	
TRANSFER TO SAV-RECHARGE SPRINKLER	$ 500.00	$ 5,000.00	c
TRANSFER TO SAVINGS-RESERVES	$ 13,000.00	$ 14,884.00	d
TRANSFER TO SAVINGS-CAPITAL	$ 36,058.00	$ 40,000.00	e
TOTAL EXPENSES	$ 241,800.00	$ 244,800.00	f
NET SURPLUS / DEFICIT	$ -	$ -	

a. Monthly rate based on 62 units
b. Includes funds for phased walking path refreshment
c. Recharge sprinkler system
d. Replacement Reserves for future major repairs
e. Reserves for Capital Improvements
f. Total budgeted expenses

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PONDS OF SUMMIT VIEW ESTATES
2023 RATE PER UNIT PER MONTH

	2024 BUDGET	2025 BUDGET	
INCOME			
ASSESSMENTS	$ 325.00	$ 325.00	a
TRANSFER FEES	$ -	$ 4.03	
TOTAL INCOME	$ 325.00	$ 329.03	
EXPENSES			
GROUNDS MAINT - CONTRACT	$ 38.81	$ 33.60	
GROUNDS MAINT - MISC	$ 16.13	$ 20.16	b
SNOW REMOVAL	$ 10.08	$ 10.08	
ICE CONTROL	$ 6.72	$ 8.06	
BUILDING MAINT - OTHER	$ 10.75	$ 16.13	
FIRE ALARM TESTING & REPAIR	$ 1.34	$ 1.34	
BUILDING MAINT - PAINTING	$ 13.44	$ 12.10	
BUILDING MAINT-GUTTER CLEANING	$ 0.54	$ 0.54	
ASPHALT/CONCRETE REPAIR	$ 10.75	$ 9.41	
POND MAINTENANCE	$ 4.03	$ 4.03	
SPRINKLER SYSTEM INSPECTION	$ 4.30	$ 4.30	
SPRINKLER SYSTEM REPAIR	$ 1.34	$ 1.34	
AREA LIGHTING	$ 6.05	$ 6.05	
OWNER REIMBURSEMENT	$ 0.27	$ 0.27	
PROFESSIONAL MANAGEMENT	$ 20.38	$ 21.15	
INSURANCE	$ 36.72	$ 33.60	
WATER	$ 25.13	$ 25.13	
SEWER	$ 41.40	$ 37.63	
LEGAL& ACCOUNTNG SERVICES	$ 1.01	$ 1.01	
OFFICE SERVICES	$ 1.08	$ 1.08	
MISCELLANEOUS EXPENSE	$ 1.39	$ 1.39	
SUB TOTAL	$ 251.67	$ 248.41	
TRANSFER TO SAVINGS-MULCH RESERVES	$ 6.72	$ 0.13	
TRANSFER TO SAV-RECHARGE SPRINKLER	$ 0.67	$ 6.72	c
TRANSFER TO SAVINGS-RESERVES	$ 17.47	$ 20.01	d
TRANSFER TO SAVINGS-CAPITAL	$ 48.47	$ 53.76	e
TOTAL EXPENSES	$ 325.00	$ 329.03	f
NET SURPLUS / DEFICIT	$ -	$ -	

a. Monthly rate based on 62 units
b. Includes funds for phased walking path refreshment
c. Recharge sprinkler system
d. Replacement Reserves for future major repairs
e. Reserves for Capital Improvements
f. Total budgeted expenses