

Firethorne CAI 2025 Budget

Categories	2025 Budget (\$)
Maintenance Fee Rate	850
Income	
Maintenance Fees from Residents - \$850	2,842,400
Special Assessment – Section 25/26 - \$350	57,050
Special Assessment – Section West 16 - \$275	11,550
Delinquency Letters	39,000
Bank Interest	133,000
Clubhouse Rental Income	48,000
Attorney Fees	60,000
Miscellaneous Income/ARC Review/Fobs/Advertising	10,200
Funds from Special Projects Account	535,000
Funds from Special Projects Account	251,500
Total Income	3,987,700
General Maintenance and Pest Control	100,000
Pool Related Expenses	282,000
Fitness Center, Tennis Court & Sand Volleyball Maintenance	25,000
Landscaping, Lake, Sprinkler Repairs, Fountain, Trails	762,000
Utilities:	
Electricity	322,400
Telephone/Cable/Internet	15,600
Water	160,000
Gas	3,000
Community Center & Clubhouse Related Expenses	148,800
Patrol Service/Extra Patrol/Alarm	322,000
Legal, Audits & Other Professional Services	122,500
Administrative/Accounting/Billing/Collections	272,500
Insurance and Taxes	72,700
Committees:	
Special Events	42,000
General/Community Watch Committee/Board	1,300
Other: Office Supplies/Copies	4,900
Postage	2,500
Flags	19,000
Holiday Décor	43,000
Miscellaneous & Flora maintenance	5,500
Depreciation	22,000

New Computers ; Computer Software & Computer Repairs	11,000
Operating Contingency and Reserves	100,150
Capital Improvements:	
Pool Furniture	1,600
Sports & Gates/Field Fencing	100,000
Security System Upgrade	120,000
Perimeter Fence Project Expenses:	
Capital Improvement	500,000
Project Manager	20,000
Legal	15,000
Funded by Reserve Study Expenses	
N. Clubhouse Foundation Repairs	84,000
Recreational Pool Resurfacing Deck and Replaster	137,000
Tennis Courts Resurfacing	30,500
Section 25/26 Expenses	24,000
Section W16 Expenses	10,450
Bad Debt Expense (3% of Maintenance Fee)	85,300
TOTAL EXPENSES	3,987,700

NET INCOME (LOSS) 0

May request hard copy of Reserve Study from Management Company

- Assessments \$850
- Additional Assessment For Section 25/26 \$1,200
- Additional Assessment for West Section 16 gated \$1,125