

## Firethorne CAI 2024 Budget

Categories	2024 Budget
<b>Maintenance Fee Rate</b>	<b>\$850</b>
<b>Income</b>	
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	\$25,300
Interest on Maintenance Fees/Bank Interest	\$163,500
Clubhouse Rental Income	\$57,000
Attorney Fees	\$41,744
Miscellaneous Income/ARC Review/Fobs/Advertising	\$12,600
Funds from Special Projects Account/Money Market Account	\$1,700,000
<b>TOTAL INCOME</b>	<b>\$4,911,144</b>
<b>Expenses</b>	
General Maintenance and Pest Control	\$ 100,000
Pool Related Expenses	\$ 249,500
Fitness Center, Tennis Court & Sand Volleyball Maintenance	\$ 45,000
Landscaping, Lake, Sprinkler Repairs, Fountain, Trails	\$ 750,000
Utilities: Streetlights	\$240,000
Electricity	\$62,400
Telephone/Cable/Internet	\$13,911
Water Sprinkler System	\$123,000
Water/Gas for community facilities	\$14,600
Community Center & Clubhouse Related Expenses	\$260,500
Patrol Service/Extra Patrol/Alarm	\$297,200
Legal, Audits & Other Professional Services	\$60,200
Administrative/Accounting/Billing/Collections	\$315,972
Insurance and Taxes	\$67,870
Committees:	
Special Events	\$42,000
General/Community Watch Committee/Board	\$8,300
Other: Office Supplies/Copies	\$3,700
Postage	\$2,000
Website/ email/internet services	\$5,000
Flags	\$19,000

Holiday Décor	\$33,000
Miscellaneous & Flora maintenance	\$4,960
Depreciation	\$21,840
Key Fob System & Computer Repairs	\$14,000
Operating Contingency and Reserves	\$64,616
<b>Capital Improvements:</b>	
Pool Furniture	\$72,000
(2) Handrails at Recreational Pool	\$10,000
(5) Park Benches & concrete pads	\$18,000
Playground equipment	\$37,000
<b>Perimeter Fence Project Expenses:</b>	
Capital Improvement	\$1,700,000
Project Manager	\$20,000
Phase 1 Survey	\$60,000
Legal	\$15,000
Landscaping Replacement	\$25,000
Section 25/26 Expenses	\$42,125
Section W16 Expenses	\$13,450
Bad Debt Expense (3% of Maintenance Fee)	\$80,000
<b>TOTAL EXPENSES</b>	
	<b>\$4,911,144</b>
<b>NET INCOME (LOSS)</b>	<b>\$0</b>

**May request hard copy of Reserve Study from Management Company**

**Highlights of the 2024 Budget:**

- Assessments \$850
- Additional Assessment for Section 25/26 gated: increased by \$75 to \$350 – Total assessment \$ 1,200
- Additional Assessment for West Section 16 gated: increased by \$75 to \$275 – Total assessment \$ 1,125

**Amenities Requests/Recommendations:**

- All new pool furniture for Recreational Pool
- Benches down North & South Firethorne Roads
- Additional playground equipment
- (2) pool handrails at Recreational Pool

Special Events Programs

South Firethorne Clubhouse Rehab