

CORNERS OF KENDALL LAKES TOWNHOUSE CONDO. ASSOC. INC.

ADOPTED BUDGET JANUARY 1, 2026-DECEMBER 31, 2026

	<u>ADOPTED ANNUALLY</u>	<u>ADOPTED MONTHLY</u>
REVENUES		
<u>EXEMPT FUNCTION INCOME</u>		
MAINTENANCE ASSESSMENT FEES	\$-319,680.00	\$-26,640.00
LATE CHARGES	-300.00	-25.00
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TOTAL EXEMPT FUNCTION INCOME	-319,980.00	-26,665.00
<u>NON-EXEMPT FUNCTION INCOME</u>		
TOTAL REVENUES	-319,980.00	-26,665.00
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EXPENSES		
<u>ADMINISTRATIVE EXPENSES</u>		
ACCOUNTANT	\$600.00	\$50.00
LEGAL FEES	4,800.00	400.00
PRINTING & POSTAGE	3,000.00	250.00
OFFICE SUPPLIES (CONDO)	1,200.00	100.00
ENGINEER	36,000.00	3,000.00
MISCELLANEOUS	600.00	50.00
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TOTAL ADMINISTRATIVE EXPENSES	46,200.00	3,850.00
<u>TAXES, LICENSES, PERMITS</u>		
FLORIDA CONDO FEE	\$592.08	\$49.34
LICENSES & PERMITS	2,400.00	200.00
FLORIDA CORP REPORT	61.32	5.11
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TOTAL TAXES, LICENSES, PERMITS	3,053.40	254.45
<u>INSURANCES</u>		
PROPERTY INSURANCE	\$78,000.00	\$6,500.00
FLOOD	6,900.00	575.00
DIRECTORS' & OFFICERS'	4,200.00	350.00
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TOTAL INSURANCES	89,100.00	7,425.00
<u>CONTRACT SERVICES</u>		
MANAGEMENT	\$23,760.00	\$1,980.00
LAWN SERVICE	16,800.00	1,400.00
PEST CONTROL	2,400.00	200.00
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TOTAL CONTRACT SERVICES	42,960.00	3,580.00

	<u>ADOPTED ANNUALLY</u>	<u>ADOPTED MONTHLY</u>
<u>UTILITY EXPENSES</u>		
ELECTRICITY	\$6,000.00	\$500.00
<u>REPAIRS & MAINTENANCE</u>		
ELECTRICAL REPAIRS	3,600.00	300.00
ROOFING REPAIRS	13,200.00	1,100.00
TRASH REMOVAL	4,800.00	400.00
JANITORIAL SERVICE	11,364.00	947.00
LANDSCAPE IMPROVEMENTS	12,000.00	1,000.00
GENERAL REPAIRS	55,734.60	4,644.55
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TOTAL REPAIRS & MAINTENANCE	100,698.60	8,391.55
<u>SUB-TOTAL</u>	288,012.00	24,001.00
<u>RESERVES</u>		
RESERVES	\$31,968.00	\$2,664.00
TOTAL EXPENSES	319,980.00	26,665.00
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