

EL PUEBLO DE VERA CONDOMINIUM ASSOCIATION, INC.
2026 BUDGET

REVENUE:	Monthly 2026	Yearly 2026
Owner Assessment	\$ 37,557.85	\$ 450,694.17
Reserve	\$ 12,841.91	\$ 154,102.97
Storage Rooms	\$ 1,105.00	\$ 13,260.00
TOTAL REVENUE:	\$ 51,504.76	\$ 618,057.14

Expense Description:

ADMINISTRATIVE & GENERAL:

Accounting Fees	\$ 250.00	\$ 3,000.00
Annual Condo Fees	\$ 48.00	\$ 576.00
Corporate Annual Report	\$ 5.10	\$ 61.25
Elevator Certificate & Annual Inspect	\$ 58.33	\$ 700.00
Printing & Postage	\$ 100.00	\$ 1,200.00
License & Pemit	\$ 33.33	\$ 400.00
Legal Fees	\$ 100.00	\$ 1,200.00
Miami Dade Registry	\$ 10.42	\$ 125.00
TOTAL A & G:	\$ 594.77	\$ 7,137.25

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INSURANCE:

Insurance- Multiperil/ Property	\$ 13,896.67	\$ 166,760.00
Projected Increase	\$ -	\$ -
TOTAL INSURANCE:	\$ 13,896.67	\$ 166,760.00

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UTILITIES:

Electricity	\$ 810.00	\$ 9,720.00
Telephone	\$ 208.65	\$ 2,503.80
Waste	\$ 1,826.00	\$ 21,912.00
Water	\$ 14,500.00	\$ 174,000.00
TOTAL UTILITIES	\$ 17,344.65	\$ 208,135.80

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CONTRACTS:

Management Services	\$ 1,500.00	\$ 18,000.00
Lawn Service	\$ 975.00	\$ 11,700.00
Elevator Contract	\$ 504.00	\$ 6,048.00
Fire Alarm Monitoring	\$ 58.85	\$ 706.20
Janitorial Services	\$ 2,155.83	\$ 25,870.00
TOTAL CONTRACTS:	\$ 5,193.68	\$ 62,324.20

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BUILDING MAINTENANCE:

R&M- Building Repairs	\$ 512.59	\$ 6,151.04
R&M- Elevator	\$ 778.82	\$ 9,345.88
Supplies	\$ 50.00	\$ 600.00
Landscaping, Tree Trimming	\$ 1,000.00	\$ 12,000.00
Fire Extinguishers	\$ 67.50	\$ 810.00
Pressure Cleaning	\$ 250.00	\$ 3,000.00
TOTAL BUILDING MAINTENANCE	\$ 2,658.91	\$ 31,906.92

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TOTAL EXPENSES	\$ 39,688.68	\$ 476,264.17
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RESERVE- SIRS	\$ 12,841.91	\$ 154,102.97
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SURPLUS 2025 (JANITORIAL)	\$ (1,025.83)	\$ (12,310.00)
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TOTAL EXPENSES AND RESERVES	\$ 51,504.76	\$ 618,057.14
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MONTHLY MAINTENANCE AMOUNT PER UNIT TYPE:

Type of Unit	2026
Units	\$ 350.00

EL PUEBLO DE VERA CONDOMINIUM ASSOCIATION, INC.

RESERVES DESCRIPTIONS

	Replacement Cost	Collected as of 12/31/2025	Fundable Reserves	Expectancy Life	Remaining Life	Monthly Reserve	Annual Reserve
SIRS	\$ 188,225.41	\$ 34,122.44	\$ 154,102.97	1	1	\$ 12,841.91	\$ 154,102.97

TOTALS						\$ 12,841.91	\$ 154,102.97
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