

# Grand Panama Beach Resort Owners Association, Inc. 11800 Front Beach Road, Panama City Beach, FL 32407

### **Notice of: Board of Directors Meeting**

Date:

Wednesday, November 9, 2022

Time:

6:30 PM CST

Location:

Zoom Teleconference Only

Join Zoom Meeting

https://us06web.zoom.us/j/84101674012?pwd=M2RRUFhrZUpVWHo0SC8yTGw5eU9OZz09

Meeting ID: 841 0167 4012 Passcode: 145300

1-312-626-6799

### Agenda

- 1. Call to Order and Determine Quorum
- 2. Proof of Notice
- 3. Approval of Meeting Agenda
- 4. Approval of the August 8, 2022 Board of Directors Meeting Minutes
- 5. Old Business None
- 6. New Business
  - A. 2023 Budget Review & Workshop
  - **B.** General Owner Comments
- 7. Adjournment

Posted: November 7, 2022

By: Derek Gilbert – Association Manager

# GRAND PANAMA BEACH RESORT OWNERS ASSOCIATION, INC. BOARD OF DIRECTORS MEETING

August 8, 2022, 6:30 PM CT Zoom Teleconference DRAFT MINUTES

- A. **CALL TO ORDER:** The meeting was called to order at 6:30 PM CST, by Board President, Frank Booke
- B. **ESTABLISH QUORUM:** Quorum was established with Nancy Stovall, Frank Booke, JPorter Share, Glenn Holliday, Woody Junot and Jarod Tripplett participating either in person or via Zoom teleconference. Jason Bennett (CAM) was also present on behalf of RC Association Management. Stephen Kilcummings was present as the Building Maintenance Supervisor.

**ALSO IN ATTENDANCE:** Owners on Zoom: (82) Eighty-two owners were present via zoom teleconference.

- C. **PROOF OF NOTICE:** Jason Bennett (CAM) verified Proof of Notice was posted according to Florida Statutes and Association Documents.
- D. **APPROVAL OF MEETING AGENDA:** With the addition of 360 Properties, Senate Bill 40 (Milestone Inspection), and Tower Doors Installation to New Business, Nancy Stovall **MOTIONED**, seconded by Glenn Holliday to **approve** the meeting agenda. Motion carried unanimously.
- E. APPROVAL OF THE JUNE 10, 2022 BOARD OF DIRECTORS MEETING MINUTES: On a motion by Nancy Stovall and a second by Glenn Holliday, the meeting minutes were approved. Motion carried unanimously.
- F. APPROVAL OF THE JUNE 13, 2022 BOARD OF DIRECTORS MEETING MINUTES: On a motion by Nancy Stovall and a second by Glenn Holliday, the meeting minutes were approved. Motion carried unanimously.
- G. APPROVAL OF THE JUNE 27, 2022 BOARD OF DIRECTORS MEETING MINUTES: On a motion by Nancy Stovall and a second by Glenn Holliday, the meeting minutes were approved. Motion carried unanimously.

#### H. NEW BUSINESS:

- A. 360 Properties Development Board President Frank Booke addressed the Board and owners regarding the new boardwalk and parking area. Mr. Booke announced that the quit claim deed has been received and is close to finalizing the transfer. It was announced that 360 Property vehicles cannot come through Grand Panama. Grand Panama owners will be given key fobs that will allow owners to access to middle beach road. If owners are found to be abusing the key fobs by allowing guest to use them, the owner will have their fobs deactivated by 360 Properties. Owners will also be given a monthly code for the boardwalk that will allow for access to the shopping center.
- B. Senate Bill 4-D Jason Bennett, CAM addressed the Board and owners regarding the new law that was passed on May 26, 2022 which will affect Condominiums and their reserves. If a condominium building is 3 or more stories in height, a "milestone inspection" is now required and must be performed by a licensed architect or engineer. The inspections must be performed within 30 years from the date of Certificate of Occupancy; however, if the building is within 3 miles of the coastline, the milestone inspection must be performed within 25 years of the Certificate of Occupancy date. The new statute lists the minimum categories which must be addressed in the milestone inspection report, by reference to the new statutory requirement for a "Structural Reserve Study." The law requires that these reserve studies must be maintained as part of the official records of the association for 15 years.

- C. Tower 1 & 2 Entrance Doors Building Maintenance Supervisor Steve Kilcummings addressed the Board and owners and notified that beginning Wednesday, August 10, 2022, starting at 8:00 AM, installation of both Tower 1 and 2 automatic doors will occur. Entrance and exit to Tower 1 will only be accessible by using the crossover bridge, (2) two stairwell exits and the pool and beach area entrance. Tower 2 will have no interruptions to entering the condominium. Two doors will remain functional during installation. Tower 1 installation may take up to a day and a half. Tower 2 will be completed within one day.
- D. Concerns Brought to The Board: Board Secretary addressed the following concerns that were sent to the Board of Directors: Several concerns/questions regarding one owner were submitted to the board and asked that action be taken. Most of the items had already been addressed and recorded in the June 9, 2018 board meeting minutes. Every owner has made a large investment in Grand Panama and the Board of Directors strives to ensure your investment is protected. This is accomplished by ensuring the integrity and maintenance of the building and property, fiduciary responsibilities, planning for the future, ensuring owners and guests are safe and ensuring we are following the laws and the documents. To say the least our condo declaration is very complex and detailed. Items in the documents don't always make sense, but the important thing is we must ensure that any action taken against one owner regarding the documents must be applied consistently for all 299 unit owners. I am going to venture to say that each one of us could find that we are not in compliance with at least one of the items in the documents.

<u>Has the limited common elements area outside of Unit 2-101 been reclassified to a balcony? The short answer is no.</u>

On property there are units and common elements.

- 3.02 In general common elements constitute of everything except the units people live in. Certain portions of the common elements are further designated as limited common elements.
- 3.05 Limited common elements (b) (i) any balconies and other areas and improvements that are designed to serve one Unit and are primarily accessible from that Unit, and shall be deemed to be Limited Common Elements of that specific unit. 7.01 (b) Those limited common elements which are accessible only from one unit shall be maintained in an orderly condition.
- 3.03 Common Expenses and Common Surpluses (for all common elements) are allocated over the unit/total square footage of all units. It has also been verified with our insurance agent that all the coverage for the common elements is the for same limited common elements.

Has the Limited Common Elements in question (2-101) been approved to have storage, furniture, plants, rugs, water fountain and gas grill on it?

- 8.24 Balconies, Windows, Terraces and Doors No Residential Unit Owner shall cause anything to be fixed or attached to, hung, displayed or place on the exterior walls, the doors, the balconies, lanais or the windows of the Building (including, but not limited to awnings, signs, storm shutters, screens, window tinting, furniture, fixture and equipment) without prior written consent of the Board of Directors.
- This was discussed and approved in the 6/9/2018 board meeting and with the stipulation that the area be maintained in an orderly condition by the owner of unit 2-101.
- In case of hurricane, each owner or their rental company is responsible for securing all items. If not secured and damage is done, it is the owner's liability.
- In searching through all the minutes starting in 2014, this is the only unit that has been documented as approved by the board of directors to have furniture, fixtures, etc., on the balcony.

- The second part of 8.24 No plants, pots, receptacles or other decorative articles or other decorative articles shall be kept, placed, hung or maintained on any ledge, balcony or terrace. In 6 /9/2018 meeting, the plants could stay and Nancy had the action to draft a recommendation for what is allowed on the balconies which was included in a proxy sent to the owners in September 2018.

Amendment changes included on Proxy included were:

- Change the vote percentage for amendments from 80% to 65%
- Pets only allowed by owners
- Clarification of what is allowed on the balconies
- One financial item (which requires 50% +1 to change) regarding changing from component reserve to pooled reserve.

In order for amendments to pass there needs to be a 80% positive vote. Since only 60% of the owners responded, No plants are allowed on the balcony. If an owner is identified as being in violation, the Florida Statute will be followed. A certified notice of violation will be sent, if action is not taken then a fine letter will be sent. The recipient will go before the fine board (made of owners not on the board and/or related to the board) who will determine if the fine will stand.

- Gas Grills are not allowed on any balcony per Fire Code, however inspection of the subject area did not find a gas grill on the balcony. At one time there was an electric smoker which is allowable, but it has been removed.
- Inspection of the area did not find any water fountain.

### Have the personal ring camera from the area in the parking garage which the owner of 2-101 removed.

- There is nothing in the condo documents which addresses the use of personal cameras (rings, blings, iphone cameras, etc). In order for the board to rule on the cameras, an amendment proxy and an 80% approval would have to occur.

## <u>Please see the video of Lynn Bush's pet defecating on the owner's balcony. She is in violation of 8.20.</u>

- 8.20 All permitted pets, must be caged or on a short leash at all times when they are on any portion of the Property (except the Owner's Unit). Pets are not allowed to roam freely or play in the hallways or any other interior common area. Pets must be on the grass before the pet is permitted to stop and relive itself. At no time may a pet relieve itself in the breezeway, hallway or around any elevator. Owners should not allow landscape areas adjacent to the buildings or the building structures themselves to be used for elimination. All **Owners and Guests are required to pick up, remove and property dispose of litter deposited by their pets on Property.** 

### Has the board approved the use of an electric device to project images on the side of the Condominium by Resident?

- This was discussed and documented in the June 9, 2018 Board Meeting Minutes. There was no government ordinance which prohibited the showing of movies on the side of the building as long as there is no noise violation, and the movies are not shown between 10pm and 8 am.
- The pleasantness of a condominium is greatly enhanced by a congenial atmosphere in which all residents/guests have proper regard for others.

Grand Panama Resort documents do not have the private door allowing access from only one resident unit to our Limited Common Elements area. The documents show that the Limited Common Element in question, the south/west wall is only a window. Please provide the engineering documents pertaining to but not limited to the removal of the

south/west window to be replaced by a door: Installing door, permits provided from the city, structure engineering documents, etc.

On a **motion** by Jarod Tripplett and a second by Nancy Stovall, furniture and rugs are allowable on unit balconies. Motion carried unanimously.

Plants will continue to **not** be allowed on balconies per the Association documents.

**E. Grand Panama Beach Resort – Unit 2-101 (Engineering Report)** – An anonymous report was sent to the Panama City Beach Building Department regarding the installation of a single balcony door for unit 2-101. After much research, management, maintenance and the City of Panama City Beach was unable to determine if there were plans or a permit for the installation of the door. After research, it was determined with the information at hand, that the door was installed at original construction. The door was not installed by the current nor previous owner. This is a picture of the door:



Per the City of Panama City Beach Building Inspector, the Association has been directed to hire an engineer to inpsect the door to ensure its installation is adequate and up to building load specifications. The Association has contracted MK Weber Engineering to inspect and provide a written report to the City of Panama City Beach. The cost of the inspection is \$600.00. The cost of the written report is \$350.00. On top of this cost, the drywall around the door will have to be removed by maintenance and re-installed with a cost to the Association. The Association has formerly submitted a public records request to find out which owner or owner(s) submitted this request to the City. If appropriate, the Association will seek reimbursement from the owners who filed the request.

**F. Grand Panama Beach Resort Declaration – Section 8.12** – Per the Grand Panama Beach Resort Declaration section 8.12 (a): "No person shall conduct any activity on the Property which creates a legal nuisance." Due to ongoing incidents that have occurred with the owner of 2-907, incidents, video footage and evidence has been turned over to the Association Attorney to file a lawsuit against the owner of 2-907 for being a nuisance on property with vendors, contractors, guests, security, RC Management and Employees, as well as contract employees. On a **motion** by Nancy Stovall and a second by Jarod

Tripplett, the Association moves to approve legal fees to file a lawsuit against the owner of 2-907 for being a legal nuisance on property. Motion carried unanimously.

Management addressed the Board and owners in regard to concerns that were brought to Management regarding owners behavior and actions on property. The owner of the Tiki Hut and Restaurant Mark Burhman notified management of several incidents where owners have been unruly and spoke negatively about their behavior. The comment was made that Grand Panama has been the worst of all properties where he has establishments. The Board spoke to the ownership about the negative reviews that this can leave for Grand Panama and that Grand Panama has come too far over the past several years to allow for such unruly behavior. Owners were asked to use better judgement especially when alcohol is involved. It was communicated to the ownership that the Tiki Bar is now banning unruly owners and will cut off drinks to any owner or guest that is noticeably intoxicated. Many owners spoke on behalf of the behavior and supported the Board and Tiki Bar owner.

**G. ADJOURNMENT:** Glenn Holliday **MOTIONED**, seconded by JPorter Share to adjourn at approximately 7:54 PM. The motion carried unanimously.

Respectfully Submitted,

Jason Bennett, CMCA, AMS



Grand Panama 2023 Budget Worksheet

Account	2020 Actual	2021 Actual	Actuals Jan - MAY Budget JUN - Dec	2022 Budget	2023 v2 Recommendation	2023 Budget Notes		
	2,022,830.16	2,022,830.16	2.264.572.06	2.264.570.17	2.564 735.97		13.25%	300 165 80
	8,071.98	2,874.98	1,238.58	1		Not a Budgeted item		000,100.00
	158,560.54	241,330.75	247,797.31	225,000.00	450,000.00	450,000.00 Registration Policy		
l	2,189,462.68	2,267,035.89	2,513,607.95	2,489,570.17	3,014,735.97		21.09%	525.165.80
	2,725.00	00.00	i	1				
	5,754.17	7,233.27	4,404.21			Not Guaranteed		
	66,986.64	293,405.07	146.42			Prior Year Retained Earnings		
	1,272.66	790.92	31.37		•	Not a Budgeted item		
		44,778.75	56,170.00	43,902.00	65,640.00	Based on Units Rented Currently		
		113,498.00	138,950.00	178,200.00	172,200.00	Based on Rental Contracts		
	20,000.00	00.000,09	61,800.00	61,800.00	63,654.00	From the Contract		
		1,900.00	350.00	220.00	-			
l	126,738.47	521,606.01	261,852.00	284,452.00	301,494.00		2.99%	17.042.00
l li	2,316,201.15	2,788,641.90	2,775,459.95	2,774,022.17	3,316,229.97		19.55%	542,207.80
	50,950.01	37,216.82	49,339.55	48,893.56	92,249.83			
	2,595.43	1,442.07	947.33	1	3,000.00			
	29,098.27	26,257.26	31,598.66	30,219.08	31,099.43			
	20.00	1,427.97	200.00	500.00	2,000.00	See Payroll Tab		
	278,602.42	347,658.87	374,416.48	382,319.98	350,640.00			
	18,065.82	16,655.37	18,251.09	17,800.35	27,753.58			
	379,361.95	430,658.36	475,053.11	479,732.97	506,742.85		5.63%	27,009.88
-	133,350.00	140,017.92	142,468.34	144,218.54	147,018.90	147,018.90 From Contract 5% Increase		
	30,375.00	31,500.00	32,681.25	33,075.00	33,075.00	From Contract 5% Increase		
	7,629.00	4,179.70	4,763.35	4,000.00	3,900.00	From Contract, No Increase		
		2,621.50	32,618.95	33,255.60	33,346.20	Will install 74th Camera in 2022		
	175,269.49	199,938.46	194,922.01	184,380.30		Update on the Security Tab		
	16,865.57	18,198.00	18,904.71	19,165.21		From the Contract		
	2,172.95	1,788.96	1,787.83	2,172.95	1,350.00	Google, Sirus XM		
	365,662.01	398,244.54	428,146.44	420,267.60	453,430.22		7.89%	33.162.62
	16,103.10	58,975.23	99,894.86	105,808.51	93,869.88 F	From Contract		
	119,315.94	128,202.33	143,246.28	133,602.18	147,543.67 F	Projected Actuals + 3% increase		
	76,373.62	90,648.84	116,087.55	110,400.00		Networx Solutions & WOW		
	17,486.88	23,788.79	29,271.15	22,794.34	45,149.28 F	Projected Actuals + 3% increase & Add T1 Pool Heating		
	5,269.32	4,442.57	5,157.58	4,458.44	5,616.88 E	Elevator, O/S, & Verizon Phones + 3%		
	85,429.71	110,311.77	108,370.18	102,844.83	115,827.36	JB Figure		
	171,776.22	189,926.80	188,522.05	203,138.34	194,177.71 P	Projected Actuals + 3% increase		

Grand Panama 2023 Budget Worksheet

Account	2020	2021	Actuals Jan - MAY	2022	2023 v2 2023 Budget Notes	Notes	
Utilities	491,754.79	96.33	690.549.65	16.64	724 598 58	%80.9	11 551 01
Insurance & Bonds	264,917.17	327,866,53	383,577.98	374.119.83	574.920.85 See Insurance Tab	53.67%	
Balcony Inspection (3 Year)		6,980.00			1		
Walkover Inspection (5 Year)	1,550.00	0.00	ı		Last completed 2020, Due in 2025	25	
Insurance Appraisal (3 Year)		í	950.00	920.00	Last completed in 2022, Due in 2025	2025	
Elevator Inspection	1,050.00	1,050.00	2,100.00	1,050.00	1,050.00 Same as 2022		
Fire Alarm Inspection	12,379.90	0.00		6,200.00	6,216.70 From Hiller		
Fire Extinguisher Inspection	2,718.04	298.41	1,500.00	1,500.00	1,225.16 From Hiller		
Fire Sprinkler & Backflow Inspection	7,550.00	1,389.00	3,800.00	3,800.00	7,057.30 From Hiller		
Inspections	25,247.94	9,717.41	8,350.00	13,500.00	15,549.16	15.18%	2.049.16
Annual Elevator License	250.00	450.00	450.00	450.00	450.00		
Annual Condo Fee	00.00	1,196.00	1,196.00	1,196.00	1,196.00		
Corporate Annual Filing	61.25	61.25	61.25	61.25	61.25		
Pool License	1,875.00	1,875.00	1,875.00	1,875.00	1,875.00		
Other Licenses		ı	363.95	•	360.50 Music License		
Licenses	2,486.25	3,582.25	3,946.20	3,582.25	3,942.75	10.06%	360.50
Constant Contact	346.50	346.50	458.50		- Annual Fee		
AppFolio	2,592.50	2,531.64	2,596.10	2,562.00	2,937.60 Monthly Fee: \$0.80 / door		
Copier	325.50	02'999	674.00	866.55	674.00 Projected actuals		
Postage	1,822.20	1,414.94	2,167.95	2,249.15	2,170.00 Projected actuals		
Meeting	00'0	1,237.25	84.21	650.00	650.00		
Office Supplies	825.01	5,049.69	6,294.94	4,535.28	6,000.00 Closer to actuals		
Parking Passes & Wristbands	2,568.00	5,809.74	11,598.71	6,179.38	9,000.00 Closer to actuals		
Website Hosting	00'0	4,628.36	6,723.93	1,173.93	3,200.00 Contract + Registration Software Tech Support	Tech Support	
Uniforms	1,384.09	3,278.61	2,545.53	2,505.31	2,500.00 Projected actuals		
Administrative	9,863.80	24,963.43	33,143.87	20,721.60	27,131.60	30.93%	6,410.00
Accounting & Audit	9,500.00	9,500.00	9,750.00	10,000.00	10,000.00 Per Contract, Last Year of Engagement	ement	
Legal: Association Business	45,095.15	4,566.86	14,689.26	18,530.16	5,000.00		
Legal: Collections	3,984.40	-249.13		•	<ul> <li>Should be billed to owners</li> </ul>		
Legal: Other	2,073.30	00.00			1		
Sales Tax		27,212.73	27,292.07	23,780.35	31,500.00 Percentage of Budget		
Property Tax		6,258.99	6,500.00	6,500.00	6,500.00 Same as 2021 budget		
Legal & Professional	60,652.85	47,289.45	58,231.33	58,810.51	53,000.00	%88'6-	(5,810.51)
R&M Air Conditioning	2,756.98	22,688.15	2,365.91	1,373.01	2,500.00		
R&M Building Plumbing	13,790.11	12,156.20	10,033.84	9,285.75	5,000.00		
R&M Door Locks	2,853.52	19,584.01	3,043.80	3,517.00	2,000.00		
R&M Doors	11,057.49	16,777.09	11,190.55	13,765.80	10,000.00		
R&M Electrical	4,500.53	9,610.39	3,685.73	5,675.39	2,500.00		
R&M Elevator	3,054.68	32,380.98	5,709.50	3,724.03	6,500.00		
R&M Exterior	58.86	3,439.64	1,578.86	1,971.06	1,500.00		
R&M Gym	575.58	0.00	291.65	200.00	500.00		

Grand Panama 2023 Budget Worksheet

									-7.01% (7.845.36)											-28.94% (26.771.17)									21.39% 10.265.74						-5.80% (1.908.32)				
2023 Budget Notes	00	00	2,000,00 New Bollards	0	0	0	0		0	0	0	0	0	0	0	0	0	0				0	0	0				30,000.00 Includes New Staff Radios							1_	See Bad Debt Tab	Loan Payment is \$14,317 / month		
2023 v2 Recommendation	3,000.00	15,000.00	2,000.0	2,500.00	1,000.00	42,000.00	8,000.00		104,000.00	2,500.00	250.00	28,000.00	10,000.00	10,000.00	1,500.00	3,500.00	5,000.00	5,000.00		65,750.00	10,000.00	5,000.00	2,000.00	750.00	2,500.00	2,000.00	6,000.00	30,000.00	58,250.00	2,000.00	2,000.00	2,000.00	10,000.00	15,000.00	31,000.00		86 634 72	1:100,00	85,177.44
2022 Budget	3,150.00	25,300.00	1,000.00	4,849.93	2,443.35	28,401.88	6,888.16		111,845.36	2,106.02	150.00	24,362.42	42,770.12	12,000.00	200,00	3,584.49	4,936.78	2,111.34	í	92,521.17	10,261.69	4,085.70		750.00	2,227.87	2,000.00	5,634.00	23,025.00	47,984.26	350.00	1,500.00	2,500.00	13,390.81	15,167.51	32,908.32		72.000.00	· · · · · · · · · · · · · · · · · · ·	99,812.16
Actuals Jan - MAY Budget JUN - Dec	3,567.79	21,042.73	1,315.05	5,116.37	1,425.30	33,049.86	8,465.69		111,882.63	2,487.11	87.50	22,538.27	47,218.87	8,150.66	1,911.65	3,360.22	5,942.80	4,484.01	233.26	96,414.35	9,868.72	4,740.80	7.25	746.92	3,801.65	1,166.65	6,336.25	17,312.43	43,980.67	204.15	875.00	1,737.37	15,555.04	12,581.60	30,953.16	1	72,000.00		99,602.51
	8,403.76	0.00	6,482.38	38,163.69	3,927.00	37,434.79	13,878.13	1	224,926.21	3,063.51	130.75	23,533.27	9,275.96	18,740.67	750.06	3,091.14	4,570.92	3,882.14	00.00	67,038.42	8,779.79	4,238.64	2,218.76	214.96	3,282.21	1,592.36	5,615.39	21,725.66	47,667.77	367.00	5,296.00	212.44	11,205.01	7,884.47	24,964.92				101,993.14
2020 Actual	15,580.94	361.70	2,154.46	5,007.89		30,204.08	12,165.80		104,122.62	1,104.17		14,948.50	6,046.71		122.09	2,912.08	2,824.01	3,260.02	2,338.63	33,556.21	15,159.02	2,481.50	4,397.78	1,091.40		1,204.06	6,461.87	11,735.03	42,530.66		5,674.74	134.88	15,896.08	18,036.63	39,742.33				
Account	R&M Interior	R&M Miscellaneous	R&M Parking Lot/Garage	R&M Property Signage	R&M Roof	R&M Cleaning	R&M Supplies	R&M Walkover	Repairs & Maintenance: Building	R&M Pool Area Maintenance	R&M Pool Area Painting	R&M Pool Chemicals	R&M Pool Equipment	R&M Pool Furniture	R&M Pool Gates	R&M Grill Area	R&M Pool Plumbing	R&M Pool Supplies	R&M Pool Miscellaneous	Repairs & Maintenance: Pools	R&M Fire Alarm & Monitoring	R&M Fire Sprinkler & Backflow	R&M Security Cameras	R&M Fitness Equipment	R&M Floor Machine	R&M Generator	R&M Small Tools	R&M Equipment Miscellaneous	Repairs & Maintenance: Equipment	R&M Annual Planting	R&M Irrigation	R&M Gates and Fences	R&M Lighting	R&M Grounds Miscellaneous	Repairs & Maintenance: Grounds	Bad Debt	Loan Expense		Loan Interest

Grand Panama	3 Budget Worksheet
ؿٙ	2023 BL

Account Assessment Expense Other Miscellaneous Miscellaneous Total Expenses

Income Less Expenses

YE Projected Profit (Loss) Calculated PYRE

51,647.18 C1-C6 Assessments 2022 rate (Add any Increase) 2023 Budget Notes 697,913.96 Recommendation 2023 v2 26,609.51 674,981.66 3,014,022.17 Budget 2022 Actuals Jan - MAY Budget JUN - Dec 166.59 682,849.85 34,520.76 3,047,079.24 20,230.30 575,426.28 2,788,641.90 40,728.84 **Actual** 142,802.53 2,312,701.15 492,802.57 Actual A 2020

(240,000.00)

(271,619.29)

157,164.67

22,932.30

3.40%

		2022	2023		
Unit Type	Number of Units	or Year Monthly Assessment	pposed Monthly Assessment	D	ifference
		Tower 1			
C & D	139	\$ 578.73	\$ 655.44	\$	76.71
E&F	40	\$ 729.65	\$ 826.37	\$	96.71
G	4	\$ 976.95	\$ 1,106.44	\$	129.49
Н	4	\$ 1,131.96	\$ 1,282.00	\$	150.04
		Tower 2			
В	52	\$ 460.43	\$ 521.46	\$	61.03
D	26	\$ 578.73	\$ 655.44	\$	76.71
E&F	26	\$ 743.42	\$ 841.96	\$	98.54
G	4	\$ 977.46	\$ 1,107.02	\$	129.56
Н	4	\$ 1,155.41	\$ 1,308.56	\$	153.15
		NRU			
TIKI 1	1	\$ 199.88	\$ 226.37	\$	26.49
TIKI 2	1	\$ 99.43	\$ 112.61	\$	13.18
PM	1	\$ 130.02	\$ 147.26	\$	17.23
RETAIL 1	1	\$ 1,029.47	\$ 1,165.92	\$	136.45
RETAIL 2	1	\$ 1,339.48	\$ 1,517.03	\$	177.55
RETAIL 3	1	\$ 1,001.43	\$ 1,134.16	\$	132.74
	305				

	TITLE	RATE TYPE	REVIEW DATE	RATE TYPE REVIEW DATE CURRENT RATE	<b>NEW RATE</b>	JAN	FEB	MAR	APR	MAY	NOS	JUL	AUG	SEP	OCT	NON	DEC	TOTAL
	SUPERVISOR	HOURLY	8/1/22	24.68	25.17	4,371.89	4,089.83	4,371.89	4,230.86	4,371.89	4,230.86	4,371.89	4,459.32	4,315.47	4.459.32	4.315.47	4.459.37 \$	52 048 00
	COMMON AREA SUP	HOURLY	6/1/20	19.00	19.38	3,365.71	3,148.57	3,365.71	3,257.14	3,365.71	3,322.29	3,433.03	3,433.03	3,322.29	3,433.03	3,322.29	3,433.03 \$	40,201.83
	PKG COORDINATOR	HOURLY	1/7/22	15.40	15.71	1 669 54	1 561 82	1 880 54	1 615 60	1 680 54	2 2 2 2 2 2 2	12 000 1	27.000	20.47.00	1 000			
	PKG COORDINATOR	HOURLY	10/1/22	13.50	13.77	956.57	894.86	956.57	925.71	956.57	925.71	956.57	975.70	944.23	975.70	944.23	1,669.54 \$	11,388.14
				TOTAL WAGES		10,363.71	9,695.08	10,363.71	10,029.39	10,363.71	10,094.54	10,431.02	10,537.59	10,197.67	10,537.59	10,197.67	10,537.59 \$	_
Payroll Burden	22.50%					2,331.83	2,181.39	2,331.83	2,256.61	2,331.83	2,271.27	2,346.98	2,370.96	2,294.48	2,370.96	2,294.48	2,370.96 \$	27,753.58
															YEARE	YEAR END BONUS \$	\$ 2,000.00	
			TOTAL PAY	TOTAL PAYROLL EXPENSE	. 11	\$ 12,695.54 \$ 11,876.47	1 11	\$ 12,695.54 \$	\$ 12,286.01 \$	\$ 12,695.54 \$	\$ 12,365.81 \$	\$ 12,778.00 \$	\$ 12,908.55 \$	\$ 12,492.14 \$	\$ 12,908.55 \$	\$ 12,492.14 \$	\$ 14,908.55 \$	153,102.85
CONTR	CONTRACT LABOR (NATIONAL BUILDING)	. BUILDING)			ADD \$1.00						, 0							
	TITLE	RATE TYPE		PAYRATE	WITH FEES	JAN	EB	MAR	APR	MAY	NOC	Inr	AUG	SFP	TOC	AON	DEC	TOTAL
Stephen Harris	MAINTENANCE	C/H		15.00	16.00	2,834.29	2,651.43	2,834.29	2,742.86	2,834.29	2,742.86	2,834.29	2,834.29	2.742.86	2.834.29	2.742.86	2.834.29 \$	33.462.86
Carlos Antayhua	MAINTENANCE	C/H		16.00	17.00	3,011.43	2,817.14	3,011.43	2,914.29	3,011.43	2,914.29	3,011.43	3,011.43	2,914.29	3,011.43	2,914.29	3.011.43 \$	35.554.29
Garfield Williams	MAINTENANCE	C/H		15.00	16.00	2,834.29	2,651.43	2,834.29	2,742.86	2,834.29	2,742.86	2,834.29	2,834.29	2,742.86	2,834.29	2,742.86	2.834.29 \$	33.462.86
Rosa Elvira Soto Anaya	MAINTENANCE	C/H		15.00	16.00	2,834.29	2,651.43	2,834.29	2,742.86	2,834.29	2,742.86	2,834.29	2,834.29	2,742.86	2,834.29	2,742.86	2.834.29 \$	33,462,86
Marco Valenzuela	MAINTENANCE	C/H		15.00	16.00	2,834.29	2,651.43	2,834.29	2,742.86	2,834.29	2,742.86	2,834.29	2,834.29	2,742.86	2,834.29	2,742.86	2,834.29 \$	33.462.86
Jonathan Patino	COMMON AREA	C/H		13.50	14.50	2,568.57	2,402.86	2,568.57	2,485.71	2,568.57	2,485.71	2,568.57	2,568.57	2,485.71	2,568.57	2,485.71	2,568.57 \$	30,325.71
Alejandra Irias	COMMON AREA	C/H		15.50	16.50	2,922.86	2,734.29	2,922.86	2,828.57	2,922.86	2,828.57	2,922.86	2,922.86	2,828.57	2,922.86	2.828.57	2.922.86 \$	34 508 57
Marcus Smith	COMMON AREA	C/H		13.50	14.50	2,568.57	2,402.86	2,568.57	2,485.71	2,568.57	2,485.71	2,568.57	2,568.57	2,485.71	2,568.57	2,485.71	2.568.57 \$	30.325.71
Alejandrina Juanez	COMMON AREA	C/H		13.50	14.50	2,568.57	2,402.86	2,568.57	2,485.71	2,568.57	2,485.71	2,568.57	2,568.57	2,485.71	2,568.57	2,485.71	2.568.57 \$	30,325.71
	COMMON AREA	C/H		13.50	14.50	2,568.57	2,402.86	2,568.57	2,485.71	2,568.57	2,485.71	2,568.57	2,568.57	2,485.71	2,568.57	2,485.71	2.568.57 \$	30,325.71
Alwin Gordon	SEASONAL	CH		13.50	14.50					2,568.57	2,485.71	2.568.57	2,568.57				¥.	10 191 43
	SEASONAL	C/H		13.50	14.50					2,568.57	2,485.71	2,568.57	2,568.57				÷ 69	10.191.43
	Overtime	C/H		0.00	0.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00	420.00 \$	5,040.00
				verify		\$ 27,965.71 \$	\$ 26,188.57 \$	\$ 27.965.71 \$	\$ 27.077.14 \$	33.102.86	\$ 32,048,57 \$	\$ 33 102 86 \$	\$ 33 102 86 \$	\$ 27 077 14 \$ 27 065 74 \$ 37 077 14 \$ 37 065 74	A 17 005 74 6	4 11 110 -0	4 1110010	

125,349.27 27,753.58 3,000.00 350,640.00 2,000.00 506,742.85

PAYROLL WAGES: \$
PAYROLL BURDEN: \$
MANIT OVERTIME: \$
CONTRACT LABOR: \$
TOTAL: \$

### Prepaid Insurance

Policy Dates	Pr	emium	Policy	
Expires May 2023	\$	327,339.20	Property	1.3
Expires June 2023	\$	48,745.20	General Liability, D&O, Crime	1.05
Expires June 2023	\$	42,880.95	Umbrella	1.05
Expires June 2023	\$	56,504.00	T1 Flood	1.3
Expires June 2023	\$	18,911.00	T2 Flood	1.3
Expires June 2023	\$	1,278.00	Parking Garage Flood	1.3
Actual Expenses	\$	193,272.70		
Projected Expenses	\$	381,648.15		
	\$	574,920.85		

\$ 455,800.00 \$ 20,000.00 \$ 35,000.00 \$ 89,925.00 \$ 89,925.00 \$ 89,925.00 \$ 89,925.00 \$ 88,925.00 \$ (1,000.00 \$ (152,574.00) \$ (35,000.00) \$ (752,574.00) \$ (35,000.00) \$ (752,574.00) \$ (35,000.00) \$ (752,574.00) \$ (35,000.00) \$ (35,000.00) \$ (752,574.00)	2036 \$ 39,600,00 30  overfread Doors) 2041 \$ 396,500 0 10  inform 2041 \$ 396,500 0 10  bites 2041 \$ 445,600 0 10  bites 2036 \$ 244,000 0 16  bites 2037 \$ 11,200 0 30  2037 \$ 11,200 0 30  2037 \$ 11,300 0 20  2042 \$ 596,500 0 20  2042 \$ 596,000 0 30  whele Repairs, Plaza Deck 2042 \$ 1,300 0 0 15  whele 2037 \$ 11,000 0 15  whele 2037 \$ 11,000 0 15  information of Coatings 2037 \$ 15,000 0 30  information of Coatings 2034 \$ 11,000 0 25  information of Coatings 2034 \$ 11,000 0 25  information of Coatings 2034 \$ 11,000 0 20  information of Coatings 2034 \$ 11,000 0 20  information of Coatings 2032 \$ 24,000 0 30  information of Coatings 2033 \$ 24,000 0 30  information of Coatings 2034 \$ 11,000 0 20  information of Coatings 20	£1					Taka Taka	0707	2023
Proceedings   Process	oof Coeling Applications 2032 \$ 390,250,00 10  Num 2027 \$ 544,500,00 40  Overhead Doors) 2027 \$ 544,500,00 16  Doles 2038 \$ 11,200,00 30  2037 \$ 1,131,500,00 20  2037 \$ 1,131,500,00 20  2032 \$ 905,000,00 10  we Repairs, Plaza Deck 2041 \$ 650,750,00 15  Interfer Switches) 2034 \$ 15,500,00 25  Interfer Switches) 2035 \$ 15,500,00 25  Interfer Switches) 2034 \$ 15,500,00 25  Interfer Switches) 2034 \$ 15,500,00 25  Interfer Switches) 2034 \$ 15,000,00 25  Interfer Switches) 2035 \$ 15,000,00 25  Interfer Switches) 2034 \$ 15,000,00 25  Interfer Switches) 2035 \$ 11,000,00 25  Interfer Switches) 2035 \$ 24,900,00 20  Interfer Switches 2035 \$ 24,900,00 20  Interfer	0 8 4 V 5 4 4 5 5 0 8							
minima minima (1964) (2012) (2	infurn  Overfread Doors)  Overfread Doors)  Overfread Doors)  S	8 4 7 5 5 4 4 60 60 81 8 9 9 8 1							
Control Cont	Overhead Doors)  2027 \$ 455,800.00 25  udes Waterproof Coatings) 2037 \$ 261,120.00 2037 \$ 1,120.00 20 2037 \$ 1,131,500.00 20 2042 \$ 5,500.00 20 2028 \$ 7,500.00 6 6 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8	5 4 V & 4 4 6 6 6 8							
According to the control of the cont	uties Waterproof Coatings)  2036  2037  2037  2037  2037  2037  2037  2037  2037  2037  2037  2037  2037  2037  2038  2038  2030,000  2038  2032  2037  2037  2030,000  2037  2039  2034  2038  2039  2034  2039  2034  2039  2034  2034  2039  2034  2034  2034  2034  2034  2034  2034  2034  2034  2034  2037  2034  2034  2034  2034  2034  2037  2037  2037  2038  2039  2037  2038  2039  2037  2038  2039  2037  2038  2038  2039  2037  2038  2038  2039  2037  2038  2039  2037  2038  2039  2037  2037  2038  2038  2039  2037  2038  2038  2039  2037  2038  2039  2037  2038  2039  2030	4 V 52 4 4 50 50 60 60							
1	visterproof Coetings) 2030 \$ 251,120,00 16  boles \$ 2036 \$ 5 251,120,00 30  2037 \$ 11,120,000 20  2042 \$ 51,120,00 30  2042 \$ 11,120,000 20  2042 \$ 1,131,000,00 20  2042 \$ 1,131,000,00 6  6 50,750,00 6  6 50,750,00 30  10 10 10 10 10 10 10 10 10 10 10 10 10 1	7							
altheir 2021 5 145000 20 114	Separation	£ 4 4 6 0 0 8							
227 5 1740 Money 200 14 Money 200 15 Money 2	s 2037 \$ 1,120,000 30  s 2032 \$ 5,950,000 20  2032 \$ 7,500,000 6  6epairs  ture Repairs, Plaza Deck 2032 \$ 906,300.00 10  ture Repairs, Plaza Deck 2041 \$ 650,750,00 6  2027 \$ 90,000,00 20  2037 \$ 11,000,00 15  total 2037 \$ 125,000,00 30  2037 \$ 125,000,00 30  2037 \$ 125,000,00 30  2037 \$ 125,000,00 30  2037 \$ 125,000,00 30  2038 \$ 15,000,00 30  2044 \$ 1,500,000,00 25  Etr., Phased 2026 \$ 15,000,00 25  Etr., Phased 2026 \$ 15,000,00 25  2044 \$ 151,000,00 25  2044 \$ 111,25,00 20  2042 \$ 24,000,00 30  2042 \$ 24,000,00 30  2042 \$ 24,000,00 30  2042 \$ 24,000,00 30  2042 \$ 24,000,00 30  2042 \$ 24,000,00 20  2055 \$ 26,000,00 10  2056 \$ 26,000,00 10  2057 \$ 61,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,000,00 20  2058 \$ 62,	4 4 6 6 6 8 8							
2017   2018	sepairs	4 10 5 8 8 8 1 8 1 8 1 8 1 8 1 8 1 8 1 8 1 8							
Second Second Solution   2022   5   50,0000   20   5   5   5   5   5   5   5   5   5	s	9 5 9							
Figure   Color   Col	sepairs 2028 \$ 7,500.00 6 6 kepairs 2032 \$ 906,500.00 10 ture Repairs, Plaza Deck 2041 \$ 650,750.00 20 2027 \$ 90,000.00 20 2027 \$ 29,000.00 30 2027 \$ 11,000.00 15 2037 \$ 29,000.00 30 14 2037 \$ 125,000.00 15 2037 \$ 125,000.00 15 2037 \$ 125,000.00 15 2037 \$ 15,000.00 25 2038 \$ 16,776.00 25 2044 \$ 1,500,000 25 2044 \$ 1,500,000 25 2044 \$ 1,500,000 25 2044 \$ 1,500,000 25 2044 \$ 1,500,000 25 2044 \$ 1,500,000 20 2055 \$ 24,000.00 20 2057 \$ 89,52,00 65 2044 \$ 11,825,00 20 2058 \$ 24,000.00 30 2058 \$ 24,000.00 30 2058 \$ 24,000.00 20 2058 \$ 24,000.00 20 2058 \$ 24,000.00 20 2058 \$ 26,000.00 10 2057 \$ 61,000.00 2	5 9 18							
Figure   Part	transfer Switches)  Local and Striping  Local and Striping  2027  2027  2027  2027  2027  2020  2027  2027  2020  2037  2030  2037  2030  2037  2030  2037  2030  2031  2031  2032  2032  2033  2033  2034	9 1					6	2 500 00	
Little Nativit Plans Deck 2014 5 1937000 55 16 4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	tre Repairs, Plaza Deck 2027 \$ 650,750.00 35  2027 \$ 90,000.00 20 2027 \$ 14,000.00 15 2022 \$ 11,000.00 15 2022 \$ 25,000.00 15 2037 \$ 125,000.00 15 2037 \$ 125,000.00 15 2037 \$ 125,000.00 15 2037 \$ 15,500.00 15 2034 \$ 15,500.00 25 2024 \$ 15,000.00 25 2024 \$ 15,000.00 25 2024 \$ 15,000.00 25 2024 \$ 15,000.00 25 2024 \$ 15,000.00 25 2024 \$ 11,000.00 25 2024 \$ 11,000.00 25 2024 \$ 11,000.00 25 2027 \$ 25,000.00 25 2027 \$ 24,000.00 20 2027 \$ 24,000.00 20 2027 \$ 24,000.00 20 2025 \$ 21,300.00 2027 \$ 26,000.00 16 2026 \$ 26,000.00 16 2027 \$ 26,000.00 17 2027 \$ 61,000.00 20 2027 \$ 26,000.00 16 2027 \$ 26,000.00 17 2027 \$ 26,000.00 16	18					9	1,300.00	
2007   State	2027 \$ 90,000.00 20 2022 \$ 11,000.00 15  mplete 2037 \$ 29,000.00 30  2032 \$ 125,000.00 15  systems, Phased 2032 \$ 15,500.00 25  ransfer Switches) 2039 \$ 14,76.00 25  ter, Phased 2025 \$ 15,000.00 25  ter, Phased 2026 \$ 34,000.00 25  ter, Phased 2027 \$ 55,400.00 20  2027 \$ 55,400.00 20  2037 \$ 55,400.00 20  2044 \$ 11,825.00 20  2042 \$ 33,400.00 30  2042 \$ 33,400.00 30  2044 \$ 11,825.00 20  2045 \$ 24,800.00 20  2047 \$ 61,000.00 30  2055 \$ 24,800.00 30  2056 \$ 24,800.00 30  2057 \$ 61,000.00 10  2058 \$ 24,800.00 20  2058 \$ 24,800.00 20  2058 \$ 24,800.00 30  2058 \$ 24,800.00 10  2058 \$ 24,800.00 10  2058 \$ 24,800.00 10  2059 \$ 57,500.00 15  15	2							
2017   2010	2027 \$ 90,000.00 20 2022 \$ 11,000.00 15  mplete 2022 \$ 11,000.00 15  vision 2022 \$ 11,000.00 15  2032 \$ 25,000.00 15  2033 \$ 19,750.00 15  vision 2034 \$ 15,750.00 15  constant Striping 2025 \$ 20,000.00 20  constant Striping 2024 \$ 8,852.00 5  constant Striping 2022 \$ 21,300.00  constant Striping 2022 \$ 21,300.00  constant Striping 2024 \$ 8,852.00 5  constant Striping 2022 \$ 21,300.00  constant Striping 2022 \$ 21,300.00  constant Striping 2025 \$ 21,300.00								
Continue	righter 2027 \$ 20,000.00 20 20 20 20 20 20 20 20 20 20 20 20 2								
Section   Sect	rial 2037 \$ 139,000.00 30  mplete 2037 \$ 11,000.00 15  rial 2037 \$ 15,000.00 15  2037 \$ 19,750.00 15  rystems, Phased 2035 \$ 16,776.00 25  tr 2034 \$ 15,000.00 30  2034 \$ 15,000.00 30  2034 \$ 15,000.00 15  2044 \$ 15,000.00 25  ter, Phased 2026 \$ 340,000.00 25  al Coat and Striping 2024 \$ 8,852.00 65  2044 \$ 11,855.00 20  2047 \$ 8,852.00 65  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2047 \$ 11,000.00 30  2048 \$ 24,800.00 30  2055 \$ 26,000.00 10  2057 \$ 61,000.00 20  2057 \$ 61,000.00 10  2057 \$ 61,000.00 10	4				S			
Marie   Mari	rial 2037 \$ 11,000.00 15  tal 2037 \$ 125,000.00 30  tal 2033 \$ 125,000.00 15  2033 \$ 19,750.00 15  ystems, Phased 2035 \$ 15,000.00 25  transfer Switches) 2035 \$ 15,000.00 15  Cer. Phased 2026 \$ 340,000.00 25  ter. Phased 2026 \$ 35,000.00 25  ter. Phased 2026 \$ 35,000.00 25  ter. Phased 2028 \$ 35,000.00 25  2027 \$ 55,849.00 20  2027 \$ 55,840.00 20  2037 \$ 117,000.00 30  2032 \$ 117,000.00 30  2032 \$ 21,390.00 30  2035 \$ 21,390.00 10  2025 \$ 21,390.00 10  2026 \$ 21,390.00 20  2037 \$ 61,000.00 10  2027 \$ 61,000.00 10	14							
Figure 1972 8 1520000 139 143  Superation Printed 2022 8 1520000 139 143  Superation Printed 2022 8 1520000 139 143  Superation Printed 2023 8 1520000 159 143  Superation Printed 2023 8 1520000 159 143  Substituting Substitut	trail 2037 \$ 125,000.00 30  trail 2032 \$ 25,000.00 15  2037 \$ 19,770.00 25  ystems, Phased 2035 \$ 16,770.00 25  Transfer Switches) 2039 \$ 340,000.00 25  ter, Phased 2025 \$ 15,000.00 25  Ler, Phased 2026 \$ 15,000.00 25  Ler, Phased 2027 \$ 8,852.00 25  2027 \$ 8,852.00 20  2027 \$ 8,852.00 25  2044 \$ 11,825.00 25  2044 \$ 11,825.00 25  2045 \$ 24,000.00 30  2055 \$ 21,390.00 30  2055 \$ 21,390.00 10  2055 \$ 26,000.00 10  2056 \$ 26,000.00 10  2057 \$ 86,000.00 20  2058 \$ 24,000.00 20  2058 \$ 24,000.00 20  2058 \$ 26,000.00 10  2057 \$ 61,000.00 20  2057 \$ 61,000.00 20  2057 \$ 61,000.00 20  2057 \$ 61,000.00 10		(10.126.75)						
9 Systems, Phased 2025 5 16,750.00 5 5 14.1  2022 5 16,750.00 25 17.50.00 25 14.1  2022 5 16,750.00 25 14.1  2022 5 16,750.00 25 14.1  2022 5 26,000.00 25 14.1  2022 5 26,000.00 25 14.1  2022 5 26,000.00 25 14.1  2022 5 26,000.00 25 14.1  2022 5 26,000.00 25 14.2  2022 5 26,000.00 25 26,000	tering		(2000)						
State   Stat	ystems, Phased 2037 \$ 15,000.00 15  ystems, Phased 2035 \$ 15,500.00 25  transfer Switches) 2036 \$ 16,775.00 15  2034 \$ 1,500.00.00 15  2025 \$ 340,000.00 25  ter, Phased 2026 \$ 35,000.00 25  ter, Phased 2026 \$ 5,882.00 5  al Coat and Striping 2027 \$ 5,882.00 5  2027 \$ 8,992.50 65  2037 \$ 117,000.00 20  2032 \$ 117,000.00 30  2032 \$ 21,390.00 30  2035 \$ 21,390.00 10  2025 \$ 21,390.00 11  2027 \$ 61,000.00 10  2027 \$ 61,000.00 11	± ,							
2023   \$1,550,000   25   14   14   12   14   14   15   14   15   14   15   14   15   15	2037 \$ 19,750.00 30 2032 \$ 15,500.00 25  It 2034 \$ 15,000.00 25  Transfer Switches) 2034 \$ 15,000.00 35  Every Phased 2025 \$ 15,000.00 25  Iter, Phased 2026 \$ 15,000.00 25  Al Coat and Striping 2024 \$ 15,000.00 20  2027 \$ 8,852.00 5  2027 \$ 8,852.00 5  2027 \$ 11,825.00 20  2037 \$ 11,825.00 20  2036 \$ 21,390.00 30  2036 \$ 21,390.00 30  2035 \$ 21,390.00 30  2035 \$ 26,000.00 10  2027 \$ 61,000.00 20  2036 \$ 26,000.00 10  2037 \$ 61,000.00 10  2037 \$ 61,000.00 10	ກ							
Separation   Continue   Continu	2032 \$ 15,500.00 25  ystems, Phased 2035 \$ 16,776.00 15  Transfer Switches) 2034 \$ 16,776.00 15  2025 \$ 20,000.00 35  2026 \$ 20,000.00 25  ter, Phased 2024 \$ 15,000.00 25  al Coat and Striping 2027 \$ 55,849.00 20  2027 \$ 55,849.00 25  2037 \$ 117,000.00 30  2032 \$ 24,800.00 30  2032 \$ 24,800.00 30  2032 \$ 24,800.00 30  2032 \$ 24,800.00 30  2032 \$ 24,000.00 10  2023 \$ 26,000.00 10  2025 \$ 26,000.00 10  2027 \$ 61,000.00 20  2038 \$ 26,000.00 10  2039 \$ 26,000.00 10  2037 \$ 55,500.00 15	14							
Self-manuel 2035 \$ 150,000.00 30 11 2 8 100,000.00 30 11 2 8 100,000.00 30 11 2 8 100,000.00 30 30 11 3 100,000.00 30 30 11 3 100,000.00 30 30 30 30,000.00 30 30,000.00 30 30 30 30,000.00 30 30 30 30,000.00 30 30 30 30,000	ter, Phased 2035 \$ 16,776,00 15  Transfer Switches) 2034 \$ 1,500,000.00 30  Transfer Switches) 2025 \$ 20,000.00 15  2044 \$ 15,000.00 25  ter, Phased 2026 \$ 35,000.00 25  al Coat and Striping 2024 \$ 8,852,00 5  2027 \$ 55,840.00 20  2044 \$ 11,825,00 20  2044 \$ 11,825,00 20  2042 \$ 33,480.00 30  2042 \$ 21,390.00 30  2055 \$ 21,390.00 10  2055 \$ 61,000.00 10  2057 \$ 61,000.00 10	o							
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Sample Structure, Proposed   2027   \$ 60,000.00   30   14	2030 \$ 546,000.00 90	7							
Sarage Structure, Proposed   2023   \$ 123,500,00   15   0   0   \$ 123,500,00	2037 \$ 50,000.00 30	14							
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\$ 8,460,018.00  Est BEGINNING CASH BALANCE \$ 1,937,157.66 \$ 2,310,202.83 \$ 2,541,802.83 \$ 2,302,950.83 \$ 3,500.00 \$ 752,574.00  ACTUAL CASH OUTFLOW \$ (77,569.97)  ACTUAL CASH OUTFLOW \$ (77,569.97)  ACTUAL CASH OUTFLOW \$ (77,569.97)  BITTEREST \$ 606,14  ANNUAL REQUIREMENT \$ 450,000.00 \$ 360,	2023 \$ 4,900,00 5	0					e	4 000 000	
Est BEGINNING CASH BALANCE \$ 1,937,157,66 \$ 2,310,202.83 \$ 2,842,902.83 \$ 3,206,390.83 \$ 3,513,950.83           TOTAL PROJECTED CASH OUTFLOW         \$ (128,400.00) \$ (8,852.00) \$ (46,000.00) \$ (35,000.00) \$ (752,574.00)           ACTUAL CASH OUTFLOW         \$ (77,560.97)         \$ (128,400.00) \$ (46,000.00) \$ (35,000.00) \$ (752,574.00)           INTEREST         \$ 606.14           DEPOSIT         \$ 450,000.00         \$ 360,000.00         \$ 360,000.00         \$ 360,000.00         \$ 360,000.00		65	s	\$ 8.852.00			-		00 020 0
TOTAL PROJECTED CASH OUTFLOW  **ACTUAL CASH OUTFLOW**  **ACTUAL CASH OUTFLOW**  **T7560.97)  **INTEREST \$ 606.14  **DEPOSIT \$ 450,000.00 \$ 360,000.0	Est BEGINNING CASH B		G.	\$ 254180283	1	- 1	<b>3</b> 6	- 1	0,200,0
ACTUAL CASH OUTFLOWN (77,560,97)  ACTUAL CASH OUTFLOWN (77,560,97)  INTEREST \$ 606,14  DEPOSIT \$ 450,000,00  ANNUAL REQUIREMENT \$ 450,000,00 \$ 360,0	TOTAL PROJECTED CASH OF		· 4	00.202,01			A (	3,139,376.83	3,470,376.83
INTEREST \$ (7,500.37)  DEPOSIT \$ 450,000.00  ANNUAL REQUIREMENT \$ 450,000.00 \$ 360,000.00 \$ 360,000.00 \$ 360,000.00 \$ 360,000.00 \$ 360,000.00	O HAVO IVILLOY	TIAL CASH OUTELOW &	•	(0,025.00)				\$ (00.000,62)	(8,852.00)
NINICAES 3 000:14  DEPOSIT \$ 450,000.00  ANNUAL REQUIREMENT \$ 450,000.00 \$ 360,000.00 \$ 360,000.00 \$ 360,000.00 \$ 360,000.00	2 1000	* HATTER TOTAL	(11,380.31)						
DEPOSIT \$ 450,000,00 \$ 360,000,00 \$ 360,000,00 \$ 360,000,00 \$ 360,000,00 \$ 360,000,00 \$ 360,000,00 \$ 360,000,00			6006.14						
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00,000,000	ANNUAL KEQUI	9	\$ 360,000.00	360,000.00	360,000.00 \$	360,000,000 \$	360,000.00 \$	360,000.00 \$	360,000.00
END CASH BALANCE \$ 2,310,202.83 \$ 2,541,802.83 \$ 3,206,950.83 \$ 3,206,950.83 \$ 3,331,950.83 \$ 3,339,376.83 \$	END CASH B.	↔	S	2,892,950.83	s		es	co	3 821 524 83

Reserve Equity \$ 2,310,202.83
Audit Adjustment
Due To / (From Operating

2030 20	2031	7077	2033	2034	7030		5001	2030	2039	2040	2041	2042	2043	2044	2045
	69.	390,250.00			69	39,600.00					00 00	\$ 390,250.00			
261,120.00											\$ 544,500.00				
					69	45,120.00	11,200.00								
	69	906,300.00		\$ 7,500.00					69.	7,500.00	650,750.00	\$ 59,500.00			
						69 69 6									
	69 69	25,000.00				n 69	125,000.00								
			·	\$	16,776.00										
								69	340,000.00	20,000.00					
													63	151,000.00	
			69	8,852.00				49	8,852.00				65	8,852.00	
					65	24,800.00							693	11,825.00	
											63	33,480.00			
	63 63	117,000.00 21,390.00		69.	26,000.00									6	00 000 96
\$	58,275.00		63	57,500.00								٠	60 275 00	•	20,000,00
\$ 24	24,706.00	69	16,600.00				44	16,600.00				9 69 64	16,600.00		
247,250.00 546.000.00													0000	69.	247,250.00
		c,	4 900 00			69.	50,000.00	123,500.00							
40		1,475,440.00 \$		1,573,852.00		109,520.00 \$	1,377,450.00	145,000.00 \$	348,852.00 \$	27,500.00 \$	1.195.250.00 \$ 1.389.530.00	1.389.530.00 \$	4,900.00	174 677 00 \$	273 250 00
3,821,524.83 \$ 3,127, (1,054,370.00) \$ (82,	3,127,154.83 \$ 3, (82,981.00) \$ (1,	3,404,173.83 \$ (1,475,440.00) \$	2,288,733.83 \$ (21,500.00) \$	2,627,233.83 \$ (1,573,852.00) \$	1,413,381.83 \$ (42,776.00) \$	1,730,605.83 \$ (109,520.00) \$	1,981,085.83				1,522,283.83 \$ (1,195,250.00) \$		(342,496.17) \$ (104,481.00) \$	(86,977.17) \$ (171,677.00) \$	101,345.83 (273,250.00)
s	\$ 00.000,008	360,000,000 \$	360,000,000	360,000.00	360,000,008	360,000.00	300'000'098	360.000.008	360.000.00	360 000 00	\$ 00 000 098	9 00 000 096	600000000000000000000000000000000000000	600000000000000000000000000000000000000	
3,127,154.83 \$ 3,404,	3,404,173.83 \$ 2,	2,288,733.83 \$	2.627.233.83 \$	1,413,381,83 \$	1,730,605,83 \$	1.981.085.83 \$	063 635 83 \$	1 178 635 83 \$				000,000,000		\$ 00.000,000	360,000.00

2053									16,600.00	123,500.00	<b>145,000.00</b> 297,148.83 (145,000.00)	360,000.00 512,148.83
2052	390,250.00	455,800.00	7,500.00	11.000.00					69.	ક્ક ક્ક	<b>1,770,850.00 \$</b> 1,707,998.83 <b>\$</b> (1,770,850.00) <b>\$</b>	360,000.00 \$ 297,148.83 \$
2051	€5	69	69 69	69							1,347,998.83 \$	360,000.00 \$ 1,707,998.83 \$
2050						16,776.00					16,776.00 \$ 1,004,774.83 \$ (16,776.00) \$	360,000.00 \$ 1,347,998.83 \$
2049						69	8,852.00	67,500.00		1	66,352.00 \$ 711,126.83 \$ (66,352.00) \$	360,000.00 \$ 1,004,774.83 \$
2048							65	69	16,600.00		21,500.00 \$ 372,626.83 \$ (21,500.00) \$	360,000.00 \$ 711,126.83 \$
2047				90,000.00	25,000.00		55,849,00	61,000.00	65		231,849.00 \$ 244,475.83 \$ (231,849.00) \$	360,000.00 \$ 372,626.83 \$
2046		261,120.00	7,500.00	69	69		35,000.00	49			303,620.00 \$ 188,095.83 \$ (303,620.00) \$	360,000.00 \$ 244,475.83 \$
		69	69				69				w w w	ω ω