

Bay Hills Townhouses, A Condominium - Tanglewood II Regime, Inc.

2025 Approved Operating Budget

Number of Units 81

From the year beginning 1/1/25 to 12/31/25

2025 Approved
Budget

2024 Current - Condo Fee - \$160

2025 Increase - Condo Fee - \$15

2025 - Condo Fee - \$175

Operating Income

4020	Assessments	170,100.00
4060	Late Charges	700.00
4100	Interest Income - Operating	600.00
4969	Allowance for Doubtful Acct	(500.00)

Total Income	170,900.00
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Grounds Maintenance

6039	Townhome Maintenance(Termite Contract)	2,700.00
6040	Contracted Lawn Service	29,550.00
6041	Grounds Maintenance	11,371.00
6083	Extermination (Rats, Mosquitos & Tics)	4,320.00
6157	Pet Waste Stations	5,670.00
6240	Tree and Shrub Maintenance	6,300.00
6352	Snow Pushing	8,000.00
6599	Total	67,911.00

Administrative

8020	Management Fees	18,024.00
8033	Discretionary Fund	400.00
8040	Postage	650.00
8060	Copies/Printing & Supplies	1,750.00
8080	CPA Services	2,045.00
8100	Legal Expense	500.00
8120	Insurance (Bldg & D&O)	50,600.00
8180	Income Tax (Federal and State)	1,800.00
8380	Meeting Hall Rental	500.00
8390	Annual Corp Report Filing	45.00
8479	Total	76,314.00

Restsricted Transfers to Reserve

9150	Reserve - Roads	7,000.00
9171	Reserve - Pooled	19,675.00
9299	Total	26,675.00

9980	Total Expense	170,900.00
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9990	Net Income/Loss	-
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