

**Riverwalk Topaz Building Condo Association  
2017 Amended Budget FYE 11/30/2017**

Updated 11/30/17

	Original 2016 Budget as Approved	Amended 2016 Budget	2016 Actual Numbers	Original 2017 Budget as Approved	Amended 2017 Budget	Comm %	Res %	Total Comm Budget	Total Res Budget
<b>Income</b>									
401.10	Assessment - Commercial	74,593.00	57,093.00	74,593.00	74,593.00	57,093.00	100%	0%	57,093.00
401.20	Assessment - Residential	33,619.00	26,119.00	33,640.22	33,619.00	26,119.00	0%	100%	26,119.00
660.00	Gas reimbursement	700.00	700.00	870.71	700.00	700.00	93%	7%	651.00
402.00	Interest Income	10.00	10.00	74.85	10.00	10.00	70%	30%	7.00
405.00	Late Fees	0.00		276.74	0.00	0.00	70%	30%	0.00
410.00	Services	0.00		0.00	0.00	0.00	70%	30%	0.00
<b>Total Income</b>		<b>108,922.00</b>		<b>108,922.00</b>	<b>83,922.00</b>			<b>57,751.00</b>	<b>26,171.00</b>
<b>Expenditures</b>									
602.00	Accounting	300.00	500.00	380.00	500.00	500.00	70%	30%	350.00
603.00	Cleaning	8,400.00	8,400.00	8,340.00	8,400.00	8,400.00	70%	30%	5,880.00
604.00	Electricity	10,300.00	10,300.00	5,364.76	7,200.00	7,200.00	70%	30%	5,040.00
607.00	Gas	10,000.00	10,000.00	8,504.90	9,000.00	9,000.00	93.00%	7.00%	8,370.00
608.00	Telephone	1,200.00	1,200.00	1,192.10	1,200.00	1,200.00	70.00%	30.00%	840.00
609.10	Water & Sewer Commercial	1,736.00	1,736.00	1,442.60	1,500.00	1,500.00	100.00%	0.00%	1,500.00
609.20	Water & Sewer Residential	6,200.00	6,200.00	6,722.09	6,935.00	6,935.00	0%	100%	0.00
612.00	Insurance	6,800.00	6,800.00	4,647.00	5,200.00	5,200.00	70%	30%	3,640.00
614.00	Supplies	1,800.00	1,800.00	1,466.73	1,800.00	1,800.00	70%	30%	1,260.00
615.00	Master Association Expense	34,181.00	34,181.00	34,180.80	34,181.00	34,181.00	70%	30%	23,926.70
617.00	Elevator Maintenance	3,000.00	3,000.00	2,938.64	3,000.00	3,000.00	70%	30%	2,100.00
618.00	Inspections Fire Alarm	1,100.00	1,100.00	1,035.00	1,100.00	1,100.00	70%	30%	770.00
620.00	Inspections Fire Sprinkler	250.00	250.00	590.00	250.00	250.00	70%	30%	175.00
622.00	Inspections Boiler	250.00	250.00	275.00	250.00	250.00	70%	30%	175.00
619.00	Repairs & Maintenance	12,000.00	12,000.00	9,279.31	12,000.00	12,000.00	70%	30%	8,400.00
625.00	Legal	0.00	0.00	589.03			70%	30%	0.00
670.30	Repair & Maintenance - Non RO	2,000.00	2,000.00	0.00	2,000.00	2,000.00	70%	30%	1,400.00
620.00	Miscellaneous	180.00	180.00	0.00	600.00	600.00	70%	30%	420.00
621.00	Property Management Fee	8,306.00	8,306.00	8,305.92	8,555.00	8,555.00	70.0%	30%	5,988.50
<b>Total Operating Expenses</b>		<b>108,003.00</b>		<b>103,671.00</b>	<b>103,671.00</b>			<b>70,235.20</b>	<b>33,435.80</b>
<b>Total Ordinary Income</b>		<b>919.00</b>		<b>(24,281.00)</b>	<b>14,201.64</b>	<b>5,251.00</b>		<b>(19,749.00)</b>	<b>(12,484.20)</b>
<b>Other Income/Expense</b>									
<b>661.00 Reserve Assessments</b>									
661.10	Reserve Dues Commercial	18,385.50	35,885.50	18,385.04	18,385.50	4,561.20			
661.20	Reserve Dues Residential	7,879.50	15,379.50	7,884.72	7,879.50	1,954.80			
<b>Total 661.00 Reserve Assessments</b>		<b>26,265.00</b>		<b>26,269.76</b>	<b>26,265.00</b>	<b>6,516.00</b>			

**Riverwalk Village Market Building  
2017 Approved Assessments**

Updated 11/30/17

UNIT	SQ FT	SQ FT %	2016 Annual Assessment	2016 Monthly Combined Assessment	2017 Annual Assessment	2017 Monthly Combined Assessment	Monthly Assessment Variance %
C-101	3,688.07	29.03%	\$ 16,571.85	\$ 1,380.99	\$ 16,571.85	\$ 1,380.99	0.0%
C-102-A	1,121.02	8.82%	\$ 5,037.16	\$ 419.76	\$ 5,037.16	\$ 419.76	0.0%
C-102-B	732.82	5.77%	\$ 3,292.83	\$ 274.40	\$ 3,292.83	\$ 274.40	0.0%
C-103-A	1,052.97	8.29%	\$ 4,731.38	\$ 394.28	\$ 4,731.38	\$ 394.28	0.0%
C-103-B	1,442.33	11.35%	\$ 6,480.92	\$ 540.08	\$ 6,480.92	\$ 540.08	0.0%
O-201	715.12	5.63%	\$ 3,213.30	\$ 267.77	\$ 3,213.30	\$ 267.77	0.0%
O-202	705.39	5.55%	\$ 3,169.58	\$ 264.13	\$ 3,169.58	\$ 264.13	0.0%
O-203	1,015.47	7.99%	\$ 4,562.88	\$ 380.24	\$ 4,562.88	\$ 380.24	0.0%
O-204	767.68	6.04%	\$ 3,449.47	\$ 287.46	\$ 3,449.47	\$ 287.46	0.0%
O-205	1,069.53	8.42%	\$ 4,805.79	\$ 400.48	\$ 4,805.79	\$ 400.48	0.0%
O-206	395.66	3.11%	\$ 1,777.85	\$ 148.15	\$ 1,777.85	\$ 148.15	0.0%
64.1%	12,706.06	100.00%	\$ 57,093.00	\$ 4,757.75	\$ 57,093.00	\$ 4,757.75	0.0%
R201	908.34	12.76%	\$ 3,334.08	\$ 277.84	\$ 3,334.08	\$ 277.84	0.0%
R202	887.04	12.47%	\$ 3,255.90	\$ 271.33	\$ 3,255.90	\$ 271.33	0.0%
R203	887.04	12.47%	\$ 3,255.90	\$ 271.33	\$ 3,255.90	\$ 271.33	0.0%
R204	875.52	12.30%	\$ 3,213.62	\$ 267.80	\$ 3,213.62	\$ 267.80	0.0%
R205	875.52	12.30%	\$ 3,213.62	\$ 267.80	\$ 3,213.62	\$ 267.80	0.0%
R206	887.04	12.47%	\$ 3,255.90	\$ 271.33	\$ 3,255.90	\$ 271.33	0.0%
R207	887.04	12.47%	\$ 3,255.90	\$ 271.33	\$ 3,255.90	\$ 271.33	0.0%
R208	908.34	12.76%	\$ 3,334.08	\$ 277.84	\$ 3,334.08	\$ 277.84	0.0%
35.9%	7,115.88	100.00%	\$ 26,119.00	\$ 2,176.58	\$ 26,119.00	\$ 2,176.58	0.0%
<b>Total</b>	<b>19,821.94</b>		<b>\$ 83,212.00</b>	<b>\$ 6,934.33</b>	<b>\$ 83,212.00</b>	<b>\$ 6,934.33</b>	<b>0.0%</b>