

HIDEAWAY BAY CONDOMINIUM ASSOCIATION, INC.				
	2012 Approved Budget			
		2011	2011	2012
		Approved	Act/Est	Approved
305	Homeowners Maintenance Fees	\$606,300	\$622,608	\$689,914
	OTHER INCOME			
307	Miscellaneous Income	\$200	\$183	\$0
308	Rental Income	0	300	0
310	Late Fees	0	700	0
315	Interest Income	1,000	3,255	0
319	Extra Ferry Runs	250	5,141	0
324	Placida Fire & Sewer Plant Reimbursement	15,000	20,616	20,419
	Total Other Income	\$16,450	\$30,195	\$20,419
	EXPENSES			
	Administration Expenses			
400	Accounting (Audit 2012)	\$375	\$325	\$6,500
401	Administration	9,500	9,600	10,000
424	Land Lease-DNR	3,300	3,300	3,300
425	Legal	5,000	1,000	5,000
426	Licenses/Fees/DuesDivision Fees	2,200	2,111	2,200
427	Management/Bookeeping	27,000	27,000	27,810
451	Telephone/Internet	7,000	6,300	6,500
459	Dues/Drug Testing	265	265	265
	Total Administrative Expenses	\$54,640	\$49,901	\$61,575
	Payroll Expenses			
467	Bonus	\$1,000	\$1,000	\$1,000
422	Supervisor Health Insurance	3,708	3,690	3,801
463	Supervisor IRA	3,000	3,000	3,000
465	Supervisor (including payroll expenses)	29,278	29,682	30,572
466	Boat Captains (including payroll expenses)	62,191	63,743	65,655
468	Maintenance (including payroll expenses)	44,964	40,241	41,448
	Total Payroll Expenses	\$144,141	\$141,356	\$145,476
	Insurance Expense			
	Appraisal (2012)	\$0	\$0	\$1,200
414	Package/Auto/D&O/Umbrella	\$23,877	\$22,953	\$24,101
415	Yacht Policy & Pollution Coverage	5,814	5,667	5,667
416	Flood	20,625	20,138	20,944
417	Bond	545	545	547
419	Pollution & Storage Tank	451	451	441
421	Windstorm	79,493	83,878	93,105
423	Captain's Liability Insurance	1,500	1,500	1,500
	Total Insurance Expenses	\$132,305	\$135,132	\$147,504
	Property Maintenance Expenses			
438	Property Supplies	8,000	8,147	8,000
474	Property Repairs & Maintenance	25,000	37,902	25,000
	Total Property Maintenance Expenses	\$33,000	\$46,049	\$33,000
	Ferry/Skiff/Dock Expenses			
402	Ferry/Skiff Motor Maintenance	\$2,500	\$2,431	\$2,500
410	Ferry/Skiff Maintenance	3,000	2,631	3,000
436	Dock Maintenance	1,000	928	1,000
464	Ferry/Skiff Gas & Oil	18,000	26,630	25,000
	Total Ferry/Skiff/Dock Expenses	\$24,500	\$32,620	\$31,500
	Pool Equipment/Supplies Expenses			

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434	Pool Equipment Repairs & Maintenance	\$3,000	\$1,334	\$3,000
435	Pool Supplies	4,784	5,755	5,928
	Total Pool Equipment/Supplies Expenses	\$7,784	\$7,090	\$8,928
	Sewer Plant Expenses			
439	Sewer Plant Operator	\$18,000	\$27,530	\$27,600
444	Sewer Plant Repair and Supplies	15,000	58,845	25,000
445	Sludge Removal	27,350	15,838	27,350
479	Engineering / DEP Reports	0	4,000	10,000
		0	0	0
	Total Sewer Plant Expenses	\$60,350	\$106,213	\$89,950
	Fire System Expenses			
406	Fire System Repair/Mtce/Extinguishers	\$5,150	\$13,212	\$5,150
407	Fire System Sprinkler	0	0	0
408	Fire System Monitoring/ Annual Inspection	2,681	4,503	4,638
485	Florida Diesel (fuel/pump mtce)	1,500	1,000	1,500
	Total Fire System Expenses	\$9,331	\$18,715	\$11,288
	Contract Expenses			
432	Pest Control & Termite Bond	10,000	8,474	10,000
446	Satellite Dish	3,056	3,187	3,056
449	Trash Removal	13,600	14,016	14,436
471	Pest Control Rodent	1,000	1,000	1,000
475	Lake Doctor	840	840	840
	Total Contract Expenses	\$28,496	\$27,517	\$29,332
	Utility Expenses			
405	Electric	\$16,000	\$17,984	\$18,000
456	Water	4,500	3,760	4,500
	Total Utility Expenses	\$20,500	\$21,744	\$22,500
	Landscaping Expenses			
411	Grounds Maintenance/Plantings/Mulch	\$2,500	\$4,001	\$2,500
413	Tree Trimming	1,500	3,000	1,500
	Total Landscaping Expenses	\$4,000	\$7,001	\$4,000
	Special Projects			
		\$0	\$0	\$0
	Mower	\$2,500	\$0	\$8,500
	Replacement of Sprinkler Heads	\$2,500	\$0	\$0
	Payback Insurance Savings	\$0	\$0	\$40,000
	Special Projects	\$3,000	\$2,836	\$0
	Bad Debt	\$10,000	\$0	\$3,520
	Total Special Project Expenses	\$18,000	\$2,836	\$52,020
	TOTAL EXPENSES (w/o Reserves)	\$520,597	\$565,978	\$616,654
	Reserve Contribution	\$102,153	\$102,153	\$73,260
	TOTAL EXPENSES	\$622,750	\$668,131	\$689,914
	QUARTERLY ASSESSMENT	\$1,526		\$1,691

HIDEAWAY BAY CONDOMINIUM ASSOCIATION, INC.						
2012 Approved Reserve Schedule						
				Estimated	Est Funds	
		Estimated	Estimated	Account	Required Over	Annual
	Estimated	Remaining	Replacement	Balance	Remaining	Funding
Decription	Life	Life	Cost	12/31/2011	Life	2012
Board Walk/Docks	10	6	\$50,000	\$39,406	\$10,594	\$1,766
Boat Ferry	15	10	120,000	60,223	59,777	5,978
Boat Motors	3	3	36,561	5,000	31,561	10,520
Boat Skiff	15	6	7,000	4,426	2,574	429
Building/Painting Reserve	8	4	150,000	55,928	94,072	23,518
Fire System/Pump House	15	12	25,000	7,404	17,596	1,466
Pool	10	6	30,000	14,828	15,172	2,529
Roads	10	3	20,000	12,605	7,395	2,465
Roof	20	10	494,312	263,841	230,471	24,548
Sewer System	30	5	10,000	9,791	209	42
	Total		\$942,873	\$473,452	\$469,421	\$73,260