

Sea Gardens Beach and Tennis Resort Condominium Association, Inc.
 Proposed Budget
 January 1, 2022 through December 31, 2022

Revenue	Total Units Intervals	135		52		23		15		8		40		2		14		24		20		20																		
		7,020		2,704		2,652		52		1,196		765		15		408		8		2,080		102		2		714		14		1,224		24		1,040		1,020		20		
		TOTAL Budget 100.00%		Ocean View - BU 622				Cabanas - BU623				Waterfalls - BU 621				Key West - BU 624																								
		38.6%		Total		Studio		Total		1-Bdrm		2-Bdrm		Total		Studio		1-Bdrm		2-Bdrm		Total		1-Bdrm		2-Bdrm		14.80%												
100.00%		Week 1-51		Week 52		100.00%		56.9%		43.1%		29.60%		3.2%		28.9%		67.9%		100.00%		1.9%		2.3%		1.9%		2.3%		100.00%		1.9%		2.3%						
Maintenance Fee Revenue	6,359,530	2,342,263	863.26	1,017.31	1,054,303	766.23	902.96	1,089.04	1,283.38	1,952,851	600.27	707.39	772.71	910.60	1,058.66	1,247.58	1,010,113	967.94	1,140.67																					
Housekeeping Revenue	182,049	70,271	25.90	30.52	30,948	22.49	26.51	31.97	37.67	53,886	16.56	19.52	21.32	25.13	29.21	34.43	26,943	25.82	30.43																					
Interest Income	41,488	16,014	5.90	6.96	7,053	5.13	6.04	7.29	8.59	12,280	3.77	4.45	4.86	5.73	6.66	7.85	6,140	5.88	6.93																					
Special Assessments	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Food & Beverage Revenue	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Other Revenue	32,328	12,479	4.60	5.42	5,496	3.99	4.71	5.68	6.69	9,569	2.94	3.47	3.79	4.46	5.19	6.11	4,785	4.58	5.40																					
Total Association Revenues	6,615,395	2,441,027	899.66	1,060.20	1,097,800	797.84	940.21	1,133.97	1,336.32	2,028,587	623.55	734.82	802.68	945.92	1,099.72	1,295.96	1,047,981	1,004.23	1,183.43																					
Expenses																																								
Laundry & Linen service	115,405	44,546	16.42	19.35	19,619	14.26	16.80	20.27	23.88	34,160	10.50	12.37	13.52	15.93	18.52	21.82	17,080	16.37	19.29																					
Housekeeping	986,100	380,635	140.29	165.32	167,637	121.83	143.57	173.16	204.06	291,886	89.72	105.73	115.49	136.10	158.23	186.47	145,943	139.85	164.81																					
Recreation & Amenities	99,352	38,350	14.13	16.66	16,890	12.27	14.47	17.45	20.56	29,408	9.04	10.65	11.64	13.71	15.94	18.79	14,704	14.09	16.60																					
Food & Beverage	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Telephone	41,901	16,174	5.96	7.02	7,123	5.18	6.10	7.36	8.67	12,403	3.81	4.49	4.91	5.78	6.72	7.92	6,201	5.94	7.00																					
Repair & Maintenance	662,096	255,569	94.19	111.00	112,556	81.80	96.40	116.26	137.01	195,981	60.24	70.99	77.55	91.38	106.24	125.20	97,990	93.90	110.66																					
Grounds & Landscaping	187,725	107,588	39.65	46.73	47,383	34.44	40.58	48.94	57.68	82,503	25.36	29.89	32.65	38.47	44.73	52.71	41,251	39.53	46.58																					
Trash Removal	43,678	16,860	6.21	7.32	7,425	5.40	6.36	7.67	9.04	12,929	3.97	4.68	5.12	6.03	7.01	8.26	6,464	6.19	7.30																					
Utilities - Fuel	14,113	5,447	2.01	2.37	2,399	1.74	2.05	2.48	2.92	4,177	1.28	1.51	1.65	1.95	2.26	2.67	2,089	2.00	2.36																					
Utilities - Water & Sewer	117,986	45,543	16.79	19.78	20,058	14.58	17.18	20.72	24.42	34,924	10.73	12.65	13.82	16.28	18.93	22.31	17,462	16.73	19.72																					
Utilities - Electricity	143,682	55,461	20.44	24.09	24,426	17.75	20.92	25.23	29.73	42,530	13.07	15.41	16.83	19.83	23.06	27.17	21,265	20.38	24.01																					
Cable Television	23,153	8,937	3.29	3.88	3,936	2.86	3.37	4.07	4.79	6,853	2.11	2.48	2.71	3.20	3.72	4.38	3,427	3.28	3.87																					
Real Estate and Property Taxes	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Federal & State Income and Other Taxes	14,277	5,511	2.03	2.39	2,427	1.76	2.08	2.51	2.95	4,226	1.30	1.53	1.67	1.97	2.29	2.70	2,113	2.02	2.39																					
Fees Payable to the Division	14,040	5,408	1.99	2.35	2,392	1.74	2.05	2.47	2.91	4,160	1.28	1.51	1.65	1.94	2.26	2.66	2,080	1.99	2.35																					
Insurance	653,860	252,390	93.02	109.62	111,156	80.78	95.20	114.82	135.31	193,543	59.49	70.11	76.58	90.25	104.92	123.64	96,771	92.73	109.28																					
Management Fees	655,580	241,904	89.16	105.07	108,791	79.07	93.17	112.38	132.43	201,031	61.79	72.82	79.54	93.74	108.98	128.43	103,854	99.52	117.28																					
Reservation & Inventory Management	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Bad Debt Expense	166,070	67,908	25.03	29.49	28,944	21.04	24.79	29.90	35.23	55,969	17.20	20.27	22.15	26.10	30.34	35.76	13,249	12.70	14.96																					
Audit & tax prep	17,500	6,755	2.49	2.93	2,975	2.16	2.55	3.07	3.62	5,180	1.59	1.88	2.05	2.42	2.81	3.31	2,590	2.48	2.92																					
Accounting & Data Processing	153,914	59,411	21.90	25.80	26,165	19.02	22.41	27.03	31.85	45,559	14.00	16.50	18.03	21.24	24.79	29.11	22,779	21.83	25.72																					
Collection Fees	34,798	14,595	5.38	6.34	5,666	4.12	4.85	5.85	6.90	9,320	2.86	3.38	3.69	4.35	5.05	5.95	5,217	5.00	5.89																					
Security Service	121,599	46,937	17.30	20.39	20,672	15.02	17.70	21.35	25.16	35,993	11.06	13.04	14.24	16.78	19.51	22.99	17,997	17.25	20.32																					
Other Expenses	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
License & Inspection Fees	38,089	14,702	5.42	6.39	6,475	4.71	5.55	6.69	7.88	11,274	3.47	4.08	4.46	5.26	6.11	7.20	5,637	5.40	6.37																					
Legal Fees	2,573	993	0.37	0.43	437	0.32	0.37	0.45	0.53	762	0.23	0.28	0.30	0.36	0.41	0.49	381	0.36	0.43																					
Designated Unit Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Professional fees	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Master Association Dues	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0	-	-																					
Guest Services	424,253	163,762	60.36	71.13	72,123	52.42	61.77</																																	