

THE OASIS II AT		VENTURA CONDOMINIUM ASSOCIATION BUDGET 2021	
INCOME	Assessments		\$282,744.48
	Estoppel/Transfer fees		\$1,500
	Late fees		\$400
	Interest		\$100
	TOTAL INCOME		\$284,744.48

Building Maintenance

7010	Exterior Repairs/Cleaning	\$4,000.00
7015	Misc. Repairs/Supplies	\$1,000.00
7020	Grounds Janitorial	\$22,000.00
7025	Sidewalk Maintenance	\$2,000.00
7030	Plumbing Repairs	\$5,000.00
7035	Lighting/Elec. Fixtures	\$2,000.00
7040	Pressure Wash Buildings	\$4,000.00
7045	Termite Bond	\$3,300.00
7050	Exterior Pest Control	\$1,100.00
7060	Fire Alarm Monitoring/Phone	\$8,000.00
7065	Fire Alarm Maintenance	\$5,000.00
	TOTAL BUILDING MAINTENANCE	\$57,400.00

Shared Pool/Clubhouse Expense

7510	Shared Pool Maintenance	\$2,600.00
7515	Shared Pool Equip/Repair	\$2,000.00
7520	Pool Permit	\$250.00
7525	Cabana Cleaning	\$3,000.00
7530	Electricity	\$4,000.00
7035	Bath House Supplies	\$100.00
7540	Contracted Lawn Service	\$3,000
7545	Water and Sewer	\$5,000.00
7050	Landscaping/Sod/Irrigation	0
	TOTAL SHARED POOL/CLUBHOUSE	\$19,950.00

Ground Maintenance

8010	Contracted Lawn Service	\$30,000.00
8015	Landscaping Maintenance	\$2,000
8020	Mulch/Stone	\$1,000.00
8025	Irrigation Repairs	\$1,000.00
8030	Shrubbery/Sod	\$2,000.00
	TOTAL GROUND EXPENSE	\$36,000.00

Utilities

8910	Water/Sewer	\$50,000
8920	Trash Removal	\$22,000
8930	Electricity	\$1,500.00
	TOTAL UTILITIES EXPENSE	\$73,500

Management and Administrative

9010	Management fees	\$10,500
9020	Office Supplies	\$500.00
9030	Accounting	\$6,000.00
9050	Legal Fees	\$8,000.00
9060	Insurance	\$38,000
9070	Annual Corporate Report	\$900.00
9090	Bank Fees Coupons	\$500.00
9095	Misc Expenses	\$500.00

9100	Owed to Reserves from Operating	\$2,000.00
	Bad Debt	\$2,000.00
	MANAGEMENT AND ADMIN.	\$68,900

Reserves

9930	Common (Siding/Stucco)	\$3,000
9945	Roads	10,000
9950	Paint	5,000
9960	Roof	\$9,000
9970	Pool	\$2,000
	TOTAL RESERVES POOLED	\$29,000

Fee per unit per month \$250.66