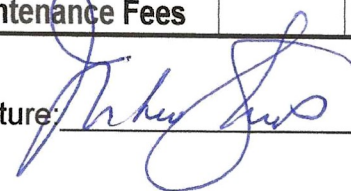


**Martinique at Tarpon Cove
Proposed Budget**

updated 10-5-22	2024 Proposed Budget					
	2023 Approved Budget	Mart 1	Mart 2	Mart 3	2024 Budget	Notes
# of Units		24	24	24	72	
4000 · Maintenance/Reserve Fees	232546	97249	97453	102944	297645	
4050 · Master Association Fees	233802	81766	81766	81766	245298	
4075 · Rental Application Fees	0	0	0	0	0	
4076 · Sales Application Fees	0	0	0	0	0	
4098 · Use of Surplus Funds	0	0	0	0	0	
4099 · Late Fees	0	0	0	0	0	
Total Income	466348	179015	179219	184710	542943	
6005 · Legal Fees	1000	333	333	333	1000	
6007 · Division Filing Fees	348	125	125	125	375	
6009 · Auditing/Accounting Fees	350	117	117	117	350	
6011 · Office Expense	1000	333	333	333	1000	martinique party expense
6013 · Website Expense	1100	367	367	367	1100	\$1100 annual price
6015 · Insurance	80000	37465	37465	37465	112405	Real numbers from 2023 renewals
6017 · Flood Insurance	20404	8062	8062	8062	24188	Real numbers from 2023 renewals
Total Admin	104202	46,801	46,801	46,801	140,418	
6201 · General Maintenance	22500	11999	11999	11999	36000	\$150/mo/assoc. recurring Andrea invoice
6202 · Fire Alarm/Extinguisher	5000	1000	1000	3000	5000	mart 3 \$2200 additional for fire monitoring. \$764/assoc. Inspections.
6203 · Fire Equipment Repairs	3000	667	667	667	2000	
6204 · Termite Warranty	1350	0	0	0	0	remove line item for 2024
6205 · Janitorial - Contract	14400	4800	4800	4800	14400	\$400/mo/assoc.
6206 · Roof Cleaning - Contract	4500	3000	3000	3000	9000	no cleaning in 2023. done every other yr.
Total Maintenance	50750	21,465	21,465	23,465	66,400	
6601 · Electric	1800	733	733	733	2200	average cost/mo * 12
6605 · Water/Sewer	35000	14999	14999	14999	45000	average cost/mo * 12
Total Utilities	36800	15,732	15,732	15,732	47,200	
Total Expenses	191752	83,998	83,998	85,998	254,018	
9001 · Master Association	233802	81766	81766	81766	245298	
9005 · Transfer to Reserve	40813	13251	13455	16947	43652	
Total Transfers	274615	95,017	95,221	98,713	288,950	
Net Surplus/(Deficit)	-19	0	0	0	-25	
2024 Annual Maintenance Fees		7,459	7,467	7,696		
2024 Quarterly Maintenance Fees		1,865	1,867	1,924		
2023 Annual Maintenance Fees		6,436	6,444	6,552		
2023 Quarterly Maintenance Fees		1,609	1,611	1,638		
Change from Previous Year						
Annual Maintenance Fees		1,023	1,023	1,144		
Quarterly Maintenance Fees		256	256	286		

Signature: 

Date: 13 Nov 23

MARTINIQUE 1 AT TARPON COVE 2024 RESERVE SCHEDULE

Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/2023	Oct Funding	Est. Expenses	Trx.	Est. 12/31/23 Balance	Amount Yet to be Funded	2024 Funding Requirement	Quarterly Funding
Carport Roof	30	5	25,202	25,202				25,202	0	0	0.02
Painting	10	1	40,000	29,805	2,038			31,843	8,157	8,157	2,039.22
Roof Reserve	50	44	233,333	33,238	1,131			34,369	198,964	4,522	1,130.48
Storage Reserve	15	9	12,000	6,709	143			6,852	5,148	572	143.00
Unallocated Interest				2,308	750			3,058			-
Total			310,535	97,262	4,062	-	-	101,324	212,269	13,251	3,312.72

MARTINIQUE 2 AT TARPON COVE 2024 RESERVE SCHEDULE

Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/2022	Oct Funding	Est. Expenses	Trx.	Est. 12/31/23 Balance	Amount Yet to be Funded	2024 Funding Requirement	Quarterly Funding
Carport Roof	30	5	25,639	25,639	143			25,782	(143)	(29)	(7.13)
Painting	10	1	40,000	29,808	2,039			31,847	8,153	8,153	2,038.22
Roof Reserve	50	44	233,333	32,524	1,135			33,659	199,674	4,538	1,134.51
Storage Reserve	15	9	12,000	4,671	197			4,868	7,132	792	198.11
Unallocated Interest				2,280	800			3,080			-
Total			310,972	94,922	4,314	-	-	99,236	214,817	13,455	3,363.72

MARTINIQUE 3 AT TARPON COVE 2024 RESERVE SCHEDULE

Reserve Item	Useful Life	Life Remaining	Replace Cost	Balance as of 9/30/2023	Oct Funding	Est. Expenses	Trx.	Est. 12/31/23 Balance	Amount Yet to be Funded	2024 Funding Requirement	Quarterly Funding
Carport Roof	30	5	24,856	10,231	289			10,519	14,337	2,867	716.85
Painting	10	1	40,000	29,808	2,039			31,847	8,153	8,153	2,038.35
Roof Reserve	50	44	233,333	22,195	1,193			23,388	209,945	4,771	1,192.87
Storage Reserve	15	9	12,000	1,323	289			1,611	10,389	1,154	288.58
Fire Equipment	5	1	10,000	10,000	-			10,000	-	-	-
Unallocated Interest				1,606	700			2,306			-
Total			320,189	75,162	4,509	-	-	79,671	242,825	16,947	4,236.64

Signature: 

Date: 13 Nov 23