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X *David Farabouh*

GL CODE	Description	CURRENT MONTHLY APPROVED BUDGET	CURRENT ANNUAL APPROVED BUDGET	10 MONTHS YTD	ANNUALIZED ACTUAL	ANNUALIZED VARIANCE	MONTHLY AVERAGE	PROPOSED BUDGET MONTHLY	PROPOSED BUDGET ANNUAL	2023-2024 ANNUAL VARIANCE	ANNUAL PERCENTAGE VARIANCE(%)	Remarks
**REVENUE												
40000	Owner Assessments	140,321	1,683,847	1,403,203	1,683,844	3	140,320	178,123	2,137,480	453,633	26.94	
40002-00	Reserve Income-	19,000	228,000	190,000	228,000	0	19,000	25,000	300,000	72,000	31.58	
40011	Late Fee Income	0	0	2,800	3,360	(3,360)	280	0	0	0	0.00	
40021	Processing Fees	0	0	25	30	(30)	2	0	0	0	0.00	
40025	Returned Check Fees	0	0	360	432	(432)	36	0	0	0	0.00	
40030	Screening Fees	417	5,000	16,899	20,279	(15,279)	1,690	0	0	(5,000)	(100.00)	
40033	Parking Income	0	0	12,000	14,400	(14,400)	1,200	0	0	0	0.00	
40060	Gate/Key Cards	417	5,000	5,956	7,147	(2,147)	596	0	0	(5,000)	(100.00)	
40065	Violation Fees	0	0	5,355	6,426	(6,426)	536	0	0	0	0.00	
40080	Interest Income	0	0	2,412	2,894	(2,894)	241	0	0	0	0.00	
40081	Reserve Interest	0	0	4,125	4,950	(4,950)	412	0	0	0	0.00	
40085	Recovery of Bad Debt	0	0	7,715	9,258	(9,258)	772	0	0	0	0.00	
40090	Miscellaneous Income	0	0	33,698	40,438	(40,438)	3,370	0	0	0	0.00	
40115-01	Administrative Fee - - Reminder Letter	0	0	1,270	1,524	(1,524)	127	0	0	0	0.00	
40115-02	Administrative Fee - - Demand Letter	0	0	1,820	2,184	(2,184)	182	0	0	0	0.00	
41010	House Charges	0	0	110	132	(132)	11	0	0	0	0.00	
42020	Cable Income	0	0	5,186	6,223	(6,223)	519	0	0	0	0.00	
48095	Pet Fees	208	2,500	7,565	9,078	(6,578)	756	0	0	(2,500)	(100.00)	
	**TOTAL REVENUE	160,363	1,924,347	1,700,499	2,040,599	(116,252)	170,050	203,123	2,437,480	513,133	26.67	
EXPENSES												
**ADMINISTRATIVE												
50005	Accounting Fees	408	4,900	3,683	4,420	480	368	417	5,000	100	2.04	
50012-00	Bad Debts-	0	0	0	0	0	0	0	0	0	0.00	
50015	Bank Charges	42	500	487	584	(84)	49	8	100	(400)	(80.00)	
50023	Computer	0	0	1,409	1,691	(1,691)	141	417	5,000	5,000	100.00	
50024	Computer Maintenance	625	7,500	7,632	9,158	(1,658)	763	625	7,500	0	0.00	
50026	Unrecorded P-Card Expenses	0	0	(2,652)	(3,182)	3,182	(265)	0	0	0	0.00	
50045-01	Legal Fees - - Assoc Matters	417	5,000	6,767	8,120	(3,120)	677	250	3,000	(2,000)	(40.00)	
50045-02	Legal Fees - - Unit Matters	317	3,800	1,702	2,042	1,758	170	250	3,000	(800)	(21.05)	
50046	Inspection Fees	1,250	15,000	17,895	21,474	(6,474)	1,790	1,667	20,000	5,000	33.33	
50048	Annual Condo Fees	126	1,508	1,173	1,408	100	117	125	1,500	(008)	(0.53)	
50053	Corporate Annual Rep	6	87	0	0	67	0	6	67	0	0.00	
50054	Administrative Collection Fees	83	1,000	0	0	1,000	0	83	1,000	0	0.00	
50065	Office Equipment	583	7,000	8,705	10,446	(3,446)	870	583	7,000	0	0.00	
50075	Office Supplies	250	3,000	3,642	4,370	(1,370)	364	417	5,000	2,000	66.67	
50081	Printing And Postage	542	6,500	6,294	7,553	(1,053)	629	750	9,000	2,500	38.46	ANNCILARY COST FSR
50103	Loan Principal/Int	10,117	121,404	22,928	27,514	93,890	2,293	10,117	121,404	0	0.00	
	**TOTAL ADMINISTRATIVE	14,766	177,179	79,665	95,598	81,581	7,966	15,714	188,571	11,392	6.43	
**PROPERTY INSURANCE												
52030	Multiperil Insurance	29,167	350,000	302,250	362,700	(12,700)	30,225	47,583	571,000	221,000	63.14	
	**TOTAL PROPERTY INSURANCE	29,167	350,000	302,250	362,700	(12,700)	30,225	47,583	571,000	221,000	63.14	
**UTILITIES												
54050-00	Electricity-	4,500	54,000	46,528	55,834	(1,834)	4,653	4,917	59,000	5,000	9.26	
54070-00	Water & Sewer-	28,803	345,634	298,102	357,722	(12,088)	29,810	31,000	372,000	26,366	7.63	4% PER NS
54100-00	Telephone-	667	8,000	1,826	2,191	5,809	183	250	3,000	(5,000)	(62.50)	INTERNET, PHONE AND CELL PHONES
54100-10	Telephone- - Elevator	250	3,000	1,792	2,150	850	179	167	2,000	(1,000)	(33.33)	
	**TOTAL UTILITIES	34,220	410,634	348,248	417,897	(7,263)	34,825	36,333	436,000	25,366	6.18	
**CONTRACTS												
60004	Administrative Staff Service	16,131	193,567	181,379	217,655	(24,088)	18,138	19,176	230,112	36,545	18.88	
60010	Alarm Services	45	540	364	437	103	36	42	500	(040)	(7.41)	
60035	Elevator Contract	600	7,200	6,212	7,454	(254)	621	667	8,000	800	11.11	
60066	Health Benefits	2,116	25,392	9,200	11,040	14,352	920	3,196	38,352	12,960	51.04	

GL CODE	Description	CURRENT MONTHLY APPROVED BUDGET	CURRENT ANNUAL APPROVED BUDGET	10 MONTHS YTD	ANNUALIZED ACTUAL	ANNUALIZED VARIANCE	MONTHLY AVERAGE	PROPOSED BUDGET MONTHLY	PROPOSED BUDGET ANNUAL	2023-2024 ANNUAL VARIANCE	ANNUAL PERCENTAGE VARIANCE(%)	Remarks
60075	Janitorial Service	6,802	81,624	65,893	79,072	2,552	6,589	7,333	88,000	6,376	7.81	
60085	Lake Maintenance	225	2,700	1,950	2,340	360	195	250	3,000	300	11.11	
60090	Lawn Maintenance	10,000	120,000	100,000	120,000	0	10,000	12,083	145,000	25,000	20.83	
61000	Management Services	4,507	54,080	43,260	51,912	2,168	4,326	4,750	57,000	2,920	5.40	
61001	Maintenance Service	8,590	103,080	48,595	58,314	44,766	4,860	13,704	164,445	61,365	59.53	
61010	Pest Control	38	451	8,886	10,663	(10,212)	889	833	10,000	9,549	2,117.29	
61020	Pool/Spa Contract	850	10,200	8,250	9,900	300	825	1,000	12,000	1,800	17.65	
61055	Trash Removal	4,583	55,000	38,497	46,196	8,804	3,850	5,000	60,000	5,000	9.09	
61060	Uniforms Contract	125	1,500	0	0	1,500	0	0	0	(1,500)	(100.00)	
	**TOTAL CONTRACTS	54,612	655,334	512,486	614,983	40,351	51,249	68,034	816,409	161,075	24.58	
	**REPAIRS/MAINTENANCE											
70043-00	Repairs/Maintenance-	3,500	42,000	22,075	26,490	15,510	2,208	3,750	45,000	3,000	7.14	
70043-30	Repairs/Maintenance-Irrigation	417	5,000	3,173	3,808	1,192	317	333	4,000	(1,000)	(20.00)	
70045	R&M-Electrical	333	4,000	6,418	7,702	(3,702)	642	833	10,000	6,000	150.00	
70048-20	R&M Equipment- - Fire	208	2,500	6,525	7,830	(5,330)	652	500	6,000	3,500	140.00	
70048-54a	R&M Equipment- Security Cameras	0	0	0	0	0	0	417	5,000	5,000	100.00	NEW ITEM
70054	R&M-Gate	417	5,000	14,296	17,155	(12,155)	1,430	417	5,000	0	0.00	GATE ARMS 500.00 EACH
70065	R&M-Golf Cart	167	2,000	0	0	2,000	0	167	2,000	0	0.00	
70090	R&M-Plumbing	167	2,000	0	0	2,000	0	0	0	(2,000)	(100.00)	
70095	R&M-Pool/Spa/Fountain	417	5,000	9,014	10,817	(5,817)	901	417	5,000	0	0.00	
70125	R&M-Signage	83	1,000	0	0	1,000	0	83	1,000	0	0.00	
70132	Pest Control- Comm	208	2,500	0	0	2,500	0	0	0	(2,500)	(100.00)	
70135	Landscaping Extras	417	5,000	3,930	4,716	284	393	417	5,000	0	0.00	
70175	Custodial Supplies	0	0	388	466	(466)	39	42	500	500	100.00	
70180	Paint Supplies	0	0	1,347	1,616	(1,616)	135	167	2,000	2,000	100.00	
70190	R&M-Supplies	208	2,500	36	43	2,457	4	208	2,500	0	0.00	
70203-00	Fitness Center-	100	1,200	860	1,032	168	86	167	2,000	800	66.67	
70216	R&M Janitorial Supplies	292	3,500	5,152	6,182	(2,682)	515	42	500	(3,000)	(85.71)	
70289-00	Contingency-	1,667	20,000	115,177	138,212	(118,212)	11,518	2,500	30,000	10,000	50.00	
	**TOTAL REPAIRS/MAINTENANCE	8,601	103,200	188,391	226,069	(122,869)	18,840	10,458	125,500	22,300	21.61	
	**SPECIAL PROJECTS											
74005-111	Special Projects- - Loan	0	0	35,687	42,824	(42,824)	3,569	0	0	0	0.00	
	**TOTAL SPECIAL PROJECTS	0	0	35,687	42,824	(42,824)	3,569	0	0	0	0.00	
	**RESERVE TRANSFERS											
80000-00	Reserve Transfers-	19,000	228,000	190,000	228,000	0	19,000	25,000	300,000	72,000	31.58	
80001	Reserve Interest	0	0	4,125	4,950	(4,950)	412	0	0	0	0.00	
	**TOTAL RESERVE TRANSFERS	19,000	228,000	194,125	232,950	(4,950)	19,412	25,000	300,000	72,000	31.58	
	**PRIOR YEAR ACTIVITY											
70298-00	Prior Year Expense-	0	0	6,553	7,864	(7,864)	655	0	0	0	0.00	
	**TOTAL PRIOR YEAR ACTIVITY	0	0	6,553	7,864	(7,864)	655	0	0	0	0.00	
	**TOTAL EXPENSES	160,366	1,924,347	1,667,405	2,000,885	(76,538)	166,741	203,122	2,437,480	513,133	26.67	
	Operating Net Income or Loss	(3)	0	33,094	39,714	(39,714)	3,309	1	0	0		

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X Revised Jacobson

946-EDGEWATER CONDOMINIUM ASSOCIATION OF BROWARD COUNTY INC. - Proposed_Maintenance

Description	Percentage_Of_Ownership	NumberofUnits	TotalPercentage	CurrentYearPayment	Proposed Monthly Without Reserves	Proposed Monthly Reserves	Proposed Monthly Per Unit Maintenance	Proposed Monthly Total All Units Maintenance	UnitRemarks
0001-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0001-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0001-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0002-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0002-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0002-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0003-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0003-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0003-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0004-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0004-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0004-C	0.327542800	9	2.947885200	521.84	583.43	81.89	665.32	5987.88	
0005-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0005-B	0.276416900	15	4.146253500	440.39	492.36	69.1	561.46	8421.9	
0005-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0006-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0006-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0007-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0007-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0007-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0008-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0008-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0008-C	0.327542800	9	2.947885200	521.84	583.43	81.89	665.32	5987.88	
0009-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0009-B	0.276416900	15	4.146253500	440.39	492.36	69.1	561.46	8421.9	
0009-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0010-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0010-B	0.276416900	15	4.146253500	440.39	492.36	69.1	561.46	8421.9	
0010-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0011-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0011-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0011-C	0.327542800	9	2.947885200	521.84	583.43	81.89	665.32	5987.88	
0012-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0012-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0012-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0014-A	0.205908100	4	0.823632400	328.05	366.77	51.48	418.25	1673	
0014-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0014-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0015-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0015-B	0.276416900	15	4.146253500	440.39	492.36	69.1	561.46	8421.9	
0015-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
0016-A	0.205908100	2	0.411816200	328.05	366.77	51.48	418.25	836.5	
0016-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0016-C	0.327542800	9	2.947885200	521.84	583.43	81.89	665.32	5987.88	
0017-B	0.276416900	12	3.317002800	440.39	492.36	69.1	561.46	6737.52	
0017-C	0.327542800	6	1.965256800	521.84	583.43	81.89	665.32	3991.92	
Total	12.546068600	352	99.999994000					203122.40	

Pooled Reserves

GL Code	Description	Cost Of Replacement	Useful Life (Years)	Est Useful Remaining Life(Years)
30000-204b	Asphalt Paving/Parking	258,000	30	27
30000-32e	Landscape/Irrigation	225,000	8	3
30000-75f	Restoration - Pool	1,200,000	12	11
30000-600	Roof Common Areas	1,600,000	30	22
30000-001	Pooled	4,287,488	0	0
30005-56b	Rec Center - Pool & Furniture	90,000	8	3
30010-157	Erosion	280,000	0	0
30005-89	Engineering Report	40,000	0	0
30005-21	Elevator Mechanical	288,000	30	29
30005-15	Fire Safety	77,000	0	0
30005-75	Trash Compactor	45,000	8	5
30005-08	Clubhouse Renovation	100,000	5	3
30005-10	Equipment Other/Gym	120,000	15	2
30005-16	Gates	80,000	10	7
30000-29	Lighting	150,000	8	2
30000-40	Paint (Exterior)	423,000	30	27
	Totals	9,263,488		

Accumulated Balance Thru October	436,304
Additional Reserve Funding Thru Year End	38,000
Total Reserves Thru Year End	474,304
Estimated Expenses Thru Year End	15,000
Balance To Be Funded	8,804,184
Annual Contribution	300,000
Monthly Contribution	25,000

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