

**PEBBLE CREEK, INDIGO UNIT #8
2025 BUDGET**

APPROVED 2025 BUDGET	2025 Annual	Year Each	QTR Each	MO Each
INCOME				
Assessment Income	\$201,615	\$2,429	\$607	\$202
Homeowner Interest Income	\$91	\$1	\$0	\$0
Income Reserves Interest	\$500	\$6	\$2	\$1
TOTAL INCOME	\$202,206	\$2,436	\$609	\$203
ADMINISTRATIVE EXPENSES				
Office Expense	\$400	\$5	\$1	\$0
Copies & Printing	\$400	\$5	\$1	\$0
Postage	\$400	\$5	\$1	\$0
Management Fee * CONTRACT \$747 x 12 2025 confirmed	\$8,964	\$108	\$27	\$9
Technology fee \$50 x 12	\$600	\$7	\$2	\$1
PO Box 9/12/24-9/30/25 \$232./=19.33 \$22.*12 add \$2 for 3 mos	\$238	\$3	\$1	\$0
Accounting Weston & Gregory	\$347	\$4	\$1	\$0
Insurance Advised to add \$100.	\$1,294	\$16	\$4	\$1
Legal Prof Serv only - not collections or violations those are to be paid by offender	\$1,000	\$12	\$3	\$1
Taxes & Licenses	\$127	\$2	\$0	\$0
Web Contract - hosting (\$264) training 3 hrs (\$240) & domain (\$20)	\$528	\$6	\$2	\$1
TOTAL ADMIN EXPENSE	\$14,298	\$172	\$43	\$14
GROUNDS MAINTENANCE				
Landscape CONTRACT COASTAL +3%	\$81,885	\$987	\$247	\$82
Mainting Ditches on Braeburn	\$400	\$5	\$1	\$0
Irrigation Meter Maint	\$50	\$1	\$0	\$0
Lake Maintenance CONTRACT \$120 per month	\$1,440	\$17	\$4	\$1
TOTAL GROUNDS MAINTENANCE	\$83,775	\$1,009	\$252	\$84
BUILDING MAINTENANCE				
Painting* CONTRACT 5-1 Story @ \$2,430.17 3-2 Story @ \$2,850.80	\$20,703	\$249	\$62	\$21
TOTAL BUILDING MAINTENANCE	\$20,703	\$249	\$62	\$21
UTILITIES				
FPL	\$480	\$6	\$1	\$0
Spectrum WiFi & Cable (3 yrs) CONTRACT \$6,695.86+fed taxes =\$1.04 X 83 X12 \$6,695.86 x 12 = +\$80,349.00 + \$1,035.16 * 3% (fed tax) +\$1,066.21	\$82,450	\$993	\$248	\$83
TOTAL UTILITIES	\$82,930	\$993	\$248	\$83
RESERVES				
RESERVE INTEREST	\$500	\$6	\$2	\$1
Other Landscaping Trees* from Reserves If needed	\$1,200	\$14	\$4	\$1
Mail Box Replacement from Reserves if needed	\$1,392	\$17	\$4	\$1
TOTAL RESERVE	\$2,592	\$31	\$8	\$3
TOTAL OPERATING EXPENSES	\$204,797	\$2,456	\$614	\$204
INCOME	\$202,206	\$2,436	\$609	\$203
Other Landscape Income from Reserves If needed	\$1,200	\$14	\$4	\$1
Mail Box Replacement Income from Reserves If needed	\$1,392	\$17	\$4	\$1
TOTAL INCOME	\$204,798	\$2,467	\$617	\$206
NET INCOME/LOSS	\$0			