

**Tamarron Association of Condominium Owners, Inc.**  
**2023 Budget as approved by TACO board**

**Revenues**

	2022 Budget	2023 Budget
Beginning Balance - Operating	0	0
Beginning Balance - Capital	0	0
Drawn from Reserves	275,000	200,000
400 Assessment Fees: Billed to Owners	2,263,609	2,450,908
404 Maintenance Revenue - billed to owners and third parties	120,000	130,000
408 Owner Storage Unit Rental	42,000	42,000
412 Commercial Space Rental	5,000	2,900
416 Service and Collection Fees & fines	6,000	6,000
420 Transfer Fee	15,000	10,500
428 Laundry Machine Income	4,500	4,500
436 Vending Machines	900	900
437 Merchandise Sales (Logo items, DVR's)	1,500	500
<b>Total Revenue</b>	<b>2,733,509</b>	<b>2,848,208</b>

**Expenses**

**Administrative Expenses**

501 Insurance	99,906	135,000
504 Accounting	1,300	1,600
508 Assessment Fees - Uncollectible	5,000	5,000
512 Legal Fees & Consulting	17,500	12,000
520 Director's Expense	7,500	7,000
524 Auditing & Consulting Fees	8,000	8,700
532 Annual Meeting	9,000	12,000
536 Web Services	1,500	1,500
540 Payroll Processing & Background Checks	5,460	5,460
544 Property Taxes	2,800	2,200
560 Service and Security Desk	57,868	73,654
576 Marketing and Promotions	1,500	500
594 Lobby Coffee Service	3,000	1,000
<b>Total Administrative Expenses</b>	<b>220,334</b>	<b>265,614</b>

**Personnel Expenses**

590 Salaries - Admin	253,205	203,750
591 Employee Benefits - Admin	34,680	41,244
593 Payroll Tax - Admin	21,522	17,319
595 Workers Compensation Insurance - Admin	2,279	1,834
<b>Total Personnel Expenses</b>	<b>311,686</b>	<b>264,147</b>

<b>Total Administrative Expense</b>	<b>532,020</b>	<b>529,761</b>
-------------------------------------	----------------	----------------

**Expenses - cont'd**

	2022 Budget	2023 Budget	
<b>Building &amp; Grounds</b>			
610	BHP Contract Labor	0	426,500
612	Building Maintenance - materials and services	140,000	140,000
613	Outside Services billed to Owners	18,000	25,000
614	Cast Iron DWV Replacements	0	30,000
616	Snow Removal	70,000	85,000
620	Roof & Ceiling Repairs	35,000	30,000
624	Grounds - materials and services	32,000	32,000
636	Window Washing	19,000	20,000
637	Highpoint Exterior Maintenance	25,000	20,000
638	Gambel Oak Exterior Maintenance	25,000	20,000
639	Pinecone Exterior Maintenance	15,000	15,000
640	Fire Sprinklers & Extinguishers	20,000	20,000
641	Lodge Exterior Maintenance	15,000	20,000
648	Elevator Maintenance	12,000	12,600
649	Communications Systems Maintenance	3,000	3,500
652	Office Automation, Copiers, Office Supplies	14,310	13,000
656	Temperature Monitoring and Alarms	8,500	10,000
662	Fogged/Broken Window Replacements	18,000	20,000
674	Lodge Carpet Cleaning	5,000	2,500
675	Maintenance and Insurance on Vehicles	8,000	6,200
	<b>Total Building &amp; Grounds</b>	<b>482,810</b>	<b>951,300</b>
<b>Personnel Expenses</b>			
601	Salaries	341,701	100,100
604	Employee Benefits	30,912	8,990
608	Payroll Tax	29,045	8,509
632	Workers Compensation Insurance	12,711	3,724
	<b>Total Personnel Expenses</b>	<b>414,369</b>	<b>121,323</b>
<b>Utilities</b>			
701	Water & Sewer	370,000	386,000
710	Satellite TV	123,700	128,900
720	Electricity	150,000	170,000
730	Internet & Telephone Service	227,990	227,990
750	Refuse Service	28,300	31,100
	<b>Total Utilities</b>	<b>899,990</b>	<b>943,990</b>
	<b>Capital Projects Budget</b>	<b>404,320</b>	<b>301,834</b>
	<b>Total Expenses</b>	<b>2,733,509</b>	<b>2,848,208</b>
	<b>Excess (Deficit) of Revenues over Expense</b>	<b>0</b>	<b>0</b>

<b>2023 Capital Projects</b>		2022 Budget	2023 Budget
805	Bat Mitigation & Control	15,000	0
826	Fire Supression Pump Controller - HP	21,000	31,000
829	Signage	12,500	0
830	Unplanned Capital Expenses	25,000	25,000
833	Lodge Plumbing replacement Project	144,500	0
834	Furniture at Lodge 2nd Floor Central	1,750	0
835	Plantings, Seed, Mulch, Trees	16,900	0
836	Crackfill - HP, GO, Lodge	10,000	0
837	Defensible Space	10,000	0
814	Loan Service on Company Vehicles	17,000	6,834
901	Contribution to Reserves	130,670	160,000
806	Deck Railing Repainting	0	10,000
807	Parking Lot - Lodge	0	32,000
808	Replace Counter top at Security Desk	0	2,000
809	Gravel/Boulders for landscaping	0	15,000
810	GO, Lodge and HP planting beds	0	20,000
		<b>404,320</b>	<b>301,834</b>

<b>Permanent Reserves</b>		2022 Budget	2023 Budget
	Beginning Balance	824,659	858,441
440	Interest on Investments	5,500	3,200
	Contribution from Operating/Capital	145,000	75,000
900	Contribution from Capital	130,670	160,000
441	Unit Rental Revenues (owned/leased)	19,500	17,000
442	Capital contribution from sales		17,500
443	Sale of two Nissan Vehicles		16,000
	Drawn from Reserves for Opns/Cap Projects	(275,000)	(200,000)
	<b>Ending Balance</b>	<b>850,329</b>	<b>947,141</b>

## Service and Security Desk

	2022 Budget	2023 Budget
<b>Revenues</b>		
Beginning Balance	25,000	20,000
406 Service and Security Desk	57,868	73,654
460 All STR Admin Fees	50,000	30,000
472 Long Term Rental Admin Fees	8,400	6,600
473 Contribution from Rental Units	42,000	62,500
<b>Total Revenue</b>	<b>183,268</b>	<b>192,754</b>
<b>Expenses</b>		
<b>Administrative Expenses</b>		
580 Administrative Services & Supplies	5,500	4,500
584 Office Equipment	1,850	1,000
592 Ski Shuttle	5,000	4,500
<b>Total Administrative Expenses</b>	<b>12,350</b>	<b>10,000</b>
<b>Personnel Expenses</b>		
601 Salaries	151,623	153,932
604 Employee Benefits	5,042	14,353
608 Payroll Tax	12,888	13,084
632 Workers Compensation Insurance	1,365	1,385
<b>Total Personnel Expenses</b>	<b>170,918</b>	<b>182,754</b>
<b>Total Expenses</b>	<b>183,268</b>	<b>192,754</b>
<b>Excess of Revenues over Expenses</b>	<b>0</b>	<b>0</b>