

South Hampton POA 2021 FINAL APPROVED BUDGET	2021	2020	2019	2018
INCOME				
ASSESSMENTS	\$ 1,370,592	\$1,363,067	\$ 1,282,705	\$ 1,282,836
LATE FEES	\$750	\$750	\$ 1,000	\$ 1,000
MISC. INCOME	\$75	\$100	\$ 250	\$ 1,000
VENDING INCOME	\$500	\$500	\$ 300	\$ 250
COMMON AREA RENTAL	\$6,000	\$6,000	\$ 5,500	\$ 6,000
TOTAL INCOME	\$ 1,377,917	\$ 1,370,417	\$ 1,289,755	\$ 1,291,086
EXPENSES				
REPAIRS/MAINTENANCE				
MAINT STAFF SALARIES	\$ 168,000	\$ 168,000	\$ 152,533	\$ 152,533
POOL MAINTENANCE AND SUPPLIES	\$ 8,000	\$ 5,000	\$ 8,000	\$ 9,000
LICENSE & PERMITS	\$ 125	\$ 125	\$ 125	\$ 125
GENERAL MAINTENANCE AND REPAIRS	\$ 23,000	\$ 10,000	\$ 15,000	\$ 13,000
PAINT - MATERIAL ONLY	\$ 10,000			
SPECIAL MAINTENANCE PROJECTS	\$ 12,000	\$ 60,000		
PLUMBING SERVICES	\$ 3,000	\$ 4,000	\$ 4,000	\$ 3,000
ELECTRICAL SERVICES	\$ 1,500	\$ 500	\$ 2,000	\$ 2,000
INTERIOR PEST CONTROL	\$ 3,700	\$ 3,700	\$ 3,500	\$ 3,500
TERMITE TREATMENT	\$ 1,800	\$ 1,800	\$ 1,800	\$ 2,000
ELEVATOR MAINTENANCE	\$ 18,000	\$ 17,500	\$ 17,255	\$ 16,640
COOLING TOWER MAINT	\$ 3,750	\$ 3,750	\$ 4,000	\$ 7,500
FIRE SYSTEM	\$ 15,000	\$ 15,000	\$ 14,000	\$ 14,000
JANITORIAL SUPPLIES	\$ 12,000	\$ 7,000	\$ 6,000	\$ 4,000
WATER CONDITIONER	\$ 3,200	\$ 3,200	\$ 3,500	\$ 3,500
TOTAL R & M	\$ 283,075	\$ 299,575	\$ 231,713	\$ 230,798
GENERAL/ADMINISTRATIVE				
SUPPLIES, PRINTING, POSTAGE	\$ 4,500	\$ 4,500	\$ 4,500	\$ 4,000
LEGAL SERVICES	\$ 10,000	\$ -	\$ -	\$ -
CPA AUDIT	\$ 3,500	\$ 3,200	\$ 3,200	\$ 3,000
MANAGEMENT SERVICES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000
ACH & BANK SERVICE CHARGES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,500
PROPERTY INSURANCE ESTIMATED	\$ 185,000	\$ 273,000	\$ 270,000	\$ 170,000
FEDERAL FLOOD INS ESTIMATED - MARCH RENEWAL	\$ 100,000		\$ -	\$ 100,000
ANNUAL MEETING	\$ 2,000	\$ 2,000	\$ 300	\$ 300
TOTAL G & A	\$ 331,000	\$ 308,700	\$ 304,000	\$ 303,800
UTILITIES				
ELECTRICITY	\$ 56,000	\$ 50,000	\$ 52,000	\$ 65,000
WATER AND SEWER	\$ 79,000	\$ 90,000	\$ 88,000	\$ 85,000
FUEL	\$ 3,500	\$ 3,500	\$ 3,000	\$ 2,500
TRASH REMOVAL	\$ 15,000	\$ 14,000	\$ 13,566	\$ 12,000
CABLE TV - FROM KPMA	\$ 32,727	\$ 32,727	\$ 31,492	\$ 28,828
TELEPHONE, INTERNET, COMM.	\$ 7,600	\$ 7,000	\$ 6,500	\$ 7,500
TOTAL UTILITIES	\$ 193,827	\$ 197,227	\$ 194,558	\$ 200,828
OTHER EXPENSES				
MASTER ASSOCIATION FEES - FROM KPMA	\$ 227,815	\$ 227,815	\$ 214,384	\$ 214,610
RESERVE DEPOSIT	\$ 320,000	\$ 320,000	\$ 320,000	\$ 320,000
FEDERAL AND STATE INCOME TAX	\$ 5,000		\$ 50	\$ 50
GENERATOR LEASE	\$ 17,200	\$ 17,100	\$ 18,000	\$ 18,000
OPERATING CONTINGENCY	\$ -		\$ -	\$ 3,000
TOTAL OTHER	\$ 570,015	\$ 564,915	\$ 552,434	\$ 555,660
TOTAL EXPENSES	\$ 1,377,917	\$ 1,370,417	\$ 1,282,705	\$ 1,291,086
2021 Monthly 2020 Monthly 2019 Monthly 2018 Monthly				
Two Bedroom Unit	\$721	\$717	\$675	\$675
Three Bedroom Unit	\$865	\$860	\$810	\$810