

CENTURY PLAZA ASSOCIATION, INC.
ANNUAL OPERATING BUDGET
JANUARY 1, 2025 THROUGH DECEMBER 31, 2025
APPROVED DECEMBER 11, 2024

GL Acct	Description	Full Reserves Annual Budget 2025
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INCOME

4050	Maintenance Assessment Income	1,936,881
4051	Non-SIRS Reserve Assessment	196,500
4053	SIRS Reserve Assessment	332,000
4052	TV/Internet - Income	182,049
4060	NSF Charges	-
4061	Late/Violation Fees	-
4062	Interest Income	-
4063	FOB	-
4066	Garbage Bags	-
4067	Application Fee	475
4073	Door Fee Transfer	5,610
4090	Miscellaneous Income	-
	TOTAL INCOME	2,653,515

EXPENSE

ADMINISTRATIVE

7001	Audit	12,500
7002	Legal	12,000
7003	Bad Debt	11,548
7004	Bank Charges	2,000
7005	Website	5,000
7007	Fees/Permits and Inspections	2,000

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7009	Printing,Shipping&Postage	2,000
7012	Office Expenses	15,000
7014	Holidays Supplies	1,500
7015	Accounting	16,000
TOTAL ADMINISTRATIVE		79,548

INSURANCE

7100	Property & Liability Ins	846,380
7105	Flood	30,216
TOTAL INSURANCE		876,596

CONTRACT SERVICES

7202	Elevator Maintenance	21,000
7203	Landscape Maintenance	21,180
7204	Floor Care	5,200
7205	City Fire	4,950
7206	Water Tower Cooling Treatment	15,000
7208	Pool Chemicals	8,000
7209	Pest Control	5,280
7210	Clean Walkways/Beach Raker	3,960
7212	Fire Alarm Inspection	3,500
7213	Bass Fire Alarm Contract	5,500

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7217	Generator maintenance	1,500
7221	Janitorial Services	65,000
7229	Trash Removal	15,000
7231	Hotwire Internet Cable Company	182,049
TOTAL CONTRACT SERVICES		<u>357,119</u>

REPAIRS & MAINTENANCE

7301	Repairs & Maintenance	50,000
7303	Plumbing	25,000
7305	Pool Heater Repairs	1,000
7306	Painting Supplies	2,500
7309	Parts: Propane Tanks	1,500
7310	Electrical & Lighting	5,000
7311	Small Tools and Equipment	3,500
7312	Landscape Xtras/Tree Trimming	6,000
7313	Sprinkler	3,000
7314	Golf Carts	1,000
7315	Replacements	20,000
7318	Fitness Repairs	1,200
7320	Janitorial Supplies	12,500
7323	Pool Supplies	5,000
7325	Garbage Bags	-

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TOTAL REPAIRS & MAINTENANCE		137,200
UTILITIES		
7401	Electricity	60,165
7402	Water Only	118,450
7403	Natural Gas	15,000
7404	Telephone & Internet	5,000
TOTAL UTILITIES		198,615
PAYROLL		
7501	Maintenance Chief - Salary	100,000
7502	Administration	44,100
7503	Maintenance Staff - Salary	47,840
7505	Payroll Taxes	15,000
7506	Workers Comp	7,400
7508	Payroll - Healthcare	20,597
TOTAL PAYROLL		234,937
SECURITY		
7601	Platinum Front Desk	241,000
TOTAL SECURITY		241,000
RESERVES		
7901	Non-SIRS Reserve Transfer	196,500

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7903	SIRS Reserve Transfer	332,000
	TOTAL RESERVES	528,500
	TOTAL EXPENSES	\$ 2,653,515

QUARTERLY MAINTENANCE FEES

3 BEDROOM	\$4,015.00
2 BEDROOM (correct amount)	\$3,448.00

MONTHLY MAINTENANCE FEES

3 BEDROOM	\$1,338.47
2 BEDROOM	\$1,149.46