

**St. Tropez
Budget Year 2022
Consolidated Budget**

		7/30/2021							
		2020 Actuals Total	2021 Budget Total	2021 Forecast Total	2022 Budget Total	2022 vs 2021 Budget \$	2022 vs 2021 Budget %	2022 vs 2020 Actual \$	2022 vs 2020 Actual %
Revenues									
	Gross Billing	869,040	869,040	869,040	903,856	34,816	4.0%	34,816	4.0%
	Collection Ratio	52.5%	51.3%	52.0%	51.3%				
41001	Maint. Fees - Current	456,505	445,780	452,131	463,678	17,898	4.0%	7,173	1.6%
41003-48009	Other Revenue	70,104	75,229	107,894	105,539	30,310	40.3%	35,435	50.5%
53013-53203	Cost of Sales	-	-	-	-	-		-	
Operating Revenues		526,609	521,009	560,025	569,217	48,208	9.3%	42,608	8.1%
58001	Reserve Contribution	110,000	110,000	110,000	110,000	-	0.0%	-	0.0%
58002-58203	Other Transfers	-	-	-	-	-		-	
Net Operating Revenues		416,609	411,009	450,025	459,217	48,208	11.7%	42,608	10.2%
Expenses									
72001	Management Fee	31,140	31,140	31,140	32,074	934	3.0%	934	3.0%
006	Maintenance	54,235	50,571	53,534	56,574	6,003	11.9%	2,339	4.3%
007	Housekeeping	103,386	101,767	135,841	133,646	31,878	31.3%	30,260	29.3%
009	Laundry	-	-	-	-	-		-	
012	Common Area	30,099	28,352	28,253	26,978	(1,374)	-4.8%	(3,121)	-10.4%
025	General & Admin	106,038	132,029	137,130	140,599	8,570	6.5%	34,561	32.6%
026	Guest Services	27,342	-	-	-	-		(27,342)	-100.0%
035	Utilities	58,303	67,649	67,029	69,346	1,697	2.5%	11,043	18.9%
Operating Expenses		410,543	411,509	452,927	459,217	47,708	11.6%	48,674	11.9%
Net Income Operations (Surplus/Deficit)		6,066	(500)	(2,902)	-	500	-100.0%	(6,066)	-100.0%
Bad Debt Expense		412,882	423,260	416,909	440,178	16,918	4.0%	27,296	6.6%

The budget, including all expense and revenue projections, is based on and prepared in accordance with the information available at the time of preparation, including without limitation, historical records, forecasted data and other sources believed to be reliable, but which are not guaranteed. Normal budgetary assumptions are that costs will increase with inflation. If expenses during the year exceed the estimates used in preparation of the budget, or if unforeseen events occur, the Association may have to increase the budget during the year, levy a special assessment or a combination thereof. Further, all revenue projections included herein are being furnished for informational purposes and remain subject to market fluctuations, Acts of God or other extrinsic and uncontrollable factors.

Maintenance Fees	2018	2019	2020	2021	2022	Var \$	Var %
Two Bedroom	\$ 806	\$ 821	\$ 838	\$ 838	\$ 872	\$ 34	4.0%
Three Bedroom	\$ 840	\$ 855	\$ 873	\$ 873	\$ 907	\$ 34	4.0%