

	Overlook	Budget	2025	DRAFT
	<u>2024 Budget</u>	<u>2024 Predicted</u>	<u>2025 Proposed</u>	<u>Notes:</u>
Income				
Dues	\$177,600.00	\$177,600.00	\$196,800.00	At \$820 per month
Interest	\$6,000.00	\$10,000.00	\$10,000.00	
TOTAL	\$183,600.00	\$187,600.00	\$206,800.00	
Operating Expenses				
Snow Removal	\$36,000.00	\$36,000.00	\$38,000.00	Might have to remove snow around units 68,72,76
Landscaping	\$33,000.00	\$17,500.00	\$25,000.00	Compare to \$48k bid from earlier contractor
Management Fees	\$21,119.40	\$21,119.40	\$21,119.40	
Windows	\$9,000.00	\$9,000.00	\$10,000.00	Do we really want twice a year???
Trash	\$5,000.00	\$5,500.00	\$6,000.00	
Gutters	\$4,000.00	\$4,000.00	\$4,500.00	
D&O Insurance	\$1,989.00	\$1,989.00	\$2,000.00	
Legal	\$1,500.00	\$250.00	\$1,500.00	
Quickbooks	\$0.00	\$0.00	\$0.00	
Water	\$600.00	\$525.00	\$2,000.00	Town messed up this year. Future years much higher
GL Insurance	\$400.00	\$400.00	\$500.00	
Other	\$7,000.00	\$7,000.00	\$6,000.00	Power washing, ice/snow removal, dryers, other
TOTAL	\$119,608.40	\$103,283.40	\$116,619.40	
To Reserves	\$63,991.60	\$84,316.60	\$90,180.60	"Fully Funded" estimated to be \$97,722
Reserve Expenses				
Staining	\$15,000.00	\$24,800.00	\$15,000.00	Stained an extra building and trash. 2025 touch ups only
Sidewalks	\$2,000.00	\$5,000.00	\$2,000.00	
Railings	\$2,000.00	\$2,000.00	\$2,000.00	Issue with lower railings???
Asphalt			?	Seal West Point Lode and Driveways?
Other	\$4,000.00	\$10,000.00	\$4,000.00	Leak/Heat Tape Repairs/stone siding
TOTAL	\$23,000.00	\$41,800.00	\$23,000.00	
Reserves Net	\$40,991.60	\$42,516.60	\$67,180.60	High in 2025 because of staining, usually \$58K