

**Budget Detail (Cash)**  
**BROOKMEADOWS OF STONEHAM CONDOMINIUM - (brook)**  
**January 2024 - December 2024**

Account Name	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
<b>INCOME</b>													
Condo Fee	41,197	41,197	41,197	41,197	41,197	41,197	41,197	41,197	41,197	41,197	41,197	41,197	494,364
Comcast Income	800			800				800			800		3,200
Special Assessmnt (2	21,292	21,292	21,292	21,292	21,292	21,292	21,292	21,292	21,292	21,292	21,292	21,292	255,504
Admin Pet Fee								1,950					1,950
Interest - Operating	6	6	6	6	6	6	6	6	6	6	6	6	72
Late Fees & Other Inc	275	275		275			275	275	275	275	275	275	2,750
Move In/Move Out Fee	50	100	100	50	100	50	100	50	100	50	100	50	900
<b>TOTAL INCOME</b>	<b>63,620</b>	<b>62,870</b>	<b>62,595</b>	<b>63,620</b>	<b>62,595</b>	<b>62,820</b>	<b>62,870</b>	<b>65,570</b>	<b>62,870</b>	<b>62,820</b>	<b>63,670</b>	<b>62,820</b>	<b>758,740</b>
<b>EXPENSES</b>													
Accounting		1,500											1,500
Bank Charges		10				10							20
Reserve Fund Contrib	5,572	5,572	5,572	5,572	5,572	5,572	5,572	5,572	5,572	5,572	5,572	5,572	66,864
Cleaning	2,050	2,050	2,050	2,050	2,050	2,050	2,050	2,050	2,050	2,050	2,050	2,050	24,600
Debt Service Interest	3,500												3,500
Debt Service Loan		4,855	4,855	4,855	4,855	4,855	4,855	4,855	4,855	4,855	4,855	4,855	53,405
SA xfer (for early loan	16,437	16,437	16,437	16,437	16,437	16,437	16,437	16,437	16,437	16,437	16,437	16,437	197,244
Electric	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	1,333	15,996
Electrical Repairs	100	100		100		250		250		100			1,000
Elevator Contract & M	2,733	2,733	2,733	2,733	2,733	2,733	2,733	2,733	2,733	2,733	2,733	2,733	32,796
Federal Taxes				350	1,500								1,850
Fire Alarm Contract			300			300			300			300	1,200
Fire Alarm Repairs	262	264	268	268	268	268	268	268	262	268	268	268	3,200
Hardware Locks & Ke		125				125							375
HVAC Contract				850			300		350	500			2,000
Landscaping				3,981	3,981	3,981	3,981	3,981	3,981				23,886
Landscaping Improve				750	750	1,000	1,000	750	750				5,000
Lawn Sprinkler Repair					1,200	500	600	600	500	500			3,900
Legal Fees/General		1,000			1,000		1,000	1,000	1,000	1,000			6,000
Legal Fees/Collections		125			125			125			125		500
Management	3,120	3,120	3,120	3,120	3,120	3,120	3,120	3,120	3,120	3,120	3,120	3,120	37,440
Masonry Repairs			1,000			1,000			1,000				3,000
Waterproofing								4,125					4,125
Misc Repairs/Exterior	774	600	800	790	550	500	736	900	1,250	800	800	500	9,000
Misc Repairs/Interior	250	500	500	500	500	500	500	500	500	500	250	500	5,500
Office Expense	400		114		300		102		100		240		1,256
Drain Cleaning			990						990				1,980
Pest Control			495	165		495			495	165	190	495	2,500
Pet Expense	100	100	100	100	100	100	100	100	100	100	100	100	1,200
Plumbing Repairs	125	250	250	250	250	250	250	250	250	850	250	125	3,350
Property Insurance	16,156	7,431	7,431	7,431	7,431	7,431	7,431	7,431	7,831	7,431			83,435
Roof Repairs		2,000		1,000	2,000			2,000		1,000	2,000		10,000

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<b>Account Name</b>	<b>Jan</b>	<b>Feb</b>	<b>Mar</b>	<b>Apr</b>	<b>May</b>	<b>Jun</b>	<b>Jul</b>	<b>Aug</b>	<b>Sep</b>	<b>Oct</b>	<b>Nov</b>	<b>Dec</b>	<b>Total</b>
Rubbish Removal	2,290	2,290	2,290	2,290	2,440	2,290	2,490	2,290	2,290	2,490	2,290	2,290	28,030
Snow Removal	6,700	6,700	6,700								6,700	6,700	33,500
Telephone/Pager	189	189	189	189	189	189	189	189	189	189	189	189	2,268
Water/Sewer		21,830			21,830			21,830			21,830		87,320
<b>TOTAL EXPENSES</b>	<b>62,091</b>	<b>81,114</b>	<b>57,527</b>	<b>55,114</b>	<b>80,639</b>	<b>55,164</b>	<b>55,047</b>	<b>82,689</b>	<b>58,363</b>	<b>51,993</b>	<b>71,332</b>	<b>47,667</b>	<b>758,740</b>
<b>NET INCOME (LOSS)</b>	<b>1,529</b>	<b>-18,244</b>	<b>5,068</b>	<b>8,506</b>	<b>-18,044</b>	<b>7,656</b>	<b>7,823</b>	<b>-17,119</b>	<b>4,507</b>	<b>10,827</b>	<b>-7,662</b>	<b>15,153</b>	