

Carleton Condominium Corporation 109

2016-2017 Budget

May 24th 2016

To : All Owners, 3415 Uplands Drive

Re : Approved 2016-2017 Operating Budget

Dear Owners,

Please find enclosed a copy of the 2016-2017 Operating Budget as approved by the Board.

After careful review of the Corporation's financial position there will be no increase to the Condominium fees from 01 June, 2016 to 31st May, 2017: **\$335 per month.**

Please note that the cost for second car parking spot will be \$60.00 per month effective 01 June 2016.

Owners presently on pre-authorized payment will continue to have the monthly condominium fees and parking charges withdrawn directly from their account automatically. Owners who wish to take advantage of the pre-authorized payment service are asked to contact the property accountant by phone at (613) 739-1057 ext.246 or by email at ekamo@integralpm.ca.

Owners paying by cheque are requested to submit a new series of post-dated cheques, dated the 1st of each month for the period of **01 June 2016 to 01 June 2017, inclusive**. The cheques should be made payable to **CCC.109** and forwarded to Integral office at the address below.

Should you have any questions regarding the budget, please do not hesitate to contact your Property Manager, Edi McCord by telephone at (613) 739-1057 ext. 236 or by email at emccord@integralpm.ca.

Best regards,
CCC.109 Board of Directors

CARLETON CONDOMINIUM CORPORATION NO. 109
BUDGET FOR THE PERIOD OF JUNE 1, 2016 TO MAY 31, 2017
100 Units

	BUDGET 2015-2016	ACTUAL + PROJ 2015-2016	BUDGET 2016-2017
Surplus/Deficit start of year	20 000	24 714	28 689
	(budgeted)	(audited)	(projected)
OPERATING REVENUE			
Condominium Fees	402 000	402 000	402 000
Minus : Contribution to Reserve	-180 809	-180 809	-190 000
Minus : Add Contribution Reser	-20000	-20 000	-20 000
Parking Income	5280	5 725	6 480
Other miscellaneous income	0	609	0
Total Revenue	226 471	232 239	227 169
EXPENSES			
Management Services	28 340	28 272	29 098
Legal Services	11 000	4 898	5 000
Audit & accounting services		3 306	3 400
Printing, Postage & Office Adm	2 000	2 070	2 200
Bank Fees	0	509	700
Salaries Expense	0	1 743	0
Utilities - Hydro, electricity	12 000	7 811	10 000
Utilities - Water	60 000	53 394	55 000
Insurance	23 900	21 392	21 940
General Maintenance	27 231	22 927	27 000
Miscellaneous Expense	1 000	524	1 000
Landscaping Services	24 000	23 382	16 000
Parking Control	3 000	3 800	5 000
Snow Removal	34 000	29 522	35 000
Contigencies			15 831
Total Expenses	226 471	203 550	227 169
Profit (loss)	0	28 689	0