

**Westpark  
Condominium  
Residence  
100 Grant Carman  
Nepean, Ontario**

# Budget Presentation

**Carleton Condominium Corporation # 486**

**For Year Ending April 30, 2014**

Board of Directors

Gerard Dupont  
President  
David Dupont  
Vice-President  
Albert Lynch  
Treasurer  
Ronald Smedmor  
Secretary  
Sue Morneau  
Director

Approved by the Board of Directors on March 4, 2013

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**Gerard Dupont - President**

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**Albert Lynch - Treasurer**

<b>Westpark</b>
<b>Budget Presentation</b>

**Carleton Condominium Corporation # 486**

		Audited Year Ending Apr 30 12	Budget Year Ending Apr 30 13	Projection Year Ending Apr 30 13	Budget Year Ending Apr 30 14	Note
<b>REVENUES</b>						
6510	Condo Fees, Revenue	\$913,592	\$947,801	\$947,801	\$993,869	1
6520	Sundry Revenue	1,661	1,200	1,400	1,200	
6521	Rental Revenue	15,000	15,000	15,000	15,000	
6523	Interest Revenue	903	750	801	750	
<b>GROSS REVENUE</b>		<b>931,156</b>	<b>964,751</b>	<b>965,002</b>	<b>1,010,819</b>	
<b>EXPENSES</b>						
7100	Total Utilities	<b>301,159</b>	<b>330,200</b>	<b>335,700</b>	<b>356,300</b>	
7200	Total Repairs, Maint. & Clean.	<b>170,545</b>	<b>164,650</b>	<b>168,570</b>	<b>170,813</b>	
73-7500	Total Salaries & Admin.	<b>103,355</b>	<b>99,250</b>	<b>101,851</b>	<b>102,307</b>	
6800	Insurance	26,453	24,768	24,768	25,424	
7900	Contribution to Reserve Fund	280,578	288,995	288,995	297,665	2
9000	Management Fees	55,500	56,888	56,888	58,310	
<b>Total Expenses</b>		<b>937,590</b>	<b>964,751</b>	<b>976,772</b>	<b>1,010,819</b>	
<b>Surplus (Deficit) for the year</b>		<b>-6,434</b>	<b>0</b>	<b>-11,770</b>	<b>0</b>	
<b>Accumulated surplus at beginning of year</b>		<b>38,604</b>	<b>32,170</b>	<b>32,170</b>	<b>20,400</b>	
Less: Transfer to reserve fund						
<b>Accumulated surplus at end of year</b>		<b>\$32,170</b>	<b>\$32,170</b>	<b>\$20,400</b>	<b>\$20,400</b>	

<b>Westpark</b>
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**Carleton Condominium Corporation # 486**

		Audited Year Ending Apr 30 12	Budget Year Ending Apr 30 13	Projection Year Ending Apr 30 13	Budget Year Ending Apr 30 14	Note
7110	Gas	2,642	2,700	2,700	2,800	
7120	Electricity	221,589	247,000	250,000	267,000	3
7130	Water	76,928	80,500	83,000	86,500	4
<b>Total Utilities</b>		<b>301,159</b>	<b>330,200</b>	<b>335,700</b>	<b>356,300</b>	
7205	Mechanical	3,348	1,840	4,000	4,180	
7210	Electrical Repairs & Supplies	6,201	7,500	7,500	7,100	
7215	Plumbing Repairs & Supplies	7,750	9,250	10,000	10,000	
7226	Painting expenses		500			
7230	Gen. Bldg. Repair & Maint., Interior	6,804	5,600	9,000	9,025	
7232	Fire System and Safety	17,242	12,300	12,300	12,675	
7233	Doors & Entry Systems	1,874	1,700	3,000	3,700	
7234	Garage Maintenance & Repairs	3,759	5,700			
7235	Gen. Bldg. Repair & Maint., Exterior	6,485	8,100	11,000	8,300	
7240	Cleaning Supplies	4,071	3,500	3,000	3,500	
7245	Elevator	9,798	12,670	16,000	16,176	
7250	Landscaping	53,910	45,220	45,220	42,600	
7251	Snow Removal	14,062	14,850	14,850	15,550	
7252	Irrigation System	1,343	2,360	2,600	2,900	
7270	Recreation and Maintenance	4,560	4,560	1,500	5,000	
7285	Waste Disposal	1,667	500	100	750	
7290	Preventative Maintenance	27,671	28,500	28,500	29,357	
<b>Total Repairs &amp; Maintenance</b>		<b>170,545</b>	<b>164,650</b>	<b>168,570</b>	<b>170,813</b>	
7310	Staff Salaries	71,318	75,080	78,000	79,482	
7370	Employer Statutory Costs	8,110	8,600	8,600	9,000	
7530	Office Expenses	4,117	1,890	1,890	1,250	
7540	Communications	7,132	5,550	6,300	5,750	
7560	Legal Expense	6,475	2,000	1,000	1,500	
7565	Audit	3,677	3,300	3,700	3,300	
7570	Consulting And Appraisals		1,000	200	0	
7575	Social, Meeting Costs	2,526	1,830	2,161	2,025	
<b>Total Salaries &amp; Admin.</b>		<b>103,355</b>	<b>99,250</b>	<b>101,851</b>	<b>102,307</b>	

<b>Westpark</b>
<b>Budget Presentation</b>

**Carleton Condominium Corporation # 486**

<b>Reserve Funds Projection</b>	Notes
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Balance forward projected as at April 30, 2013	\$1,513,546
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Plus: Annual contribution	297,665	2
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Plus: Interest Income for the year	45,000
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Sub-Total	1,856,211
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Less: Projected Expenditures
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Interior Finishes	375,000
Brick, caulking and mortar repairs	80,000
Window Thermopane replacements	23,000
Pool Roof Replacement	57,600

Total Expenditures	535,600
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Projected Balance April 30, 2014	\$1,320,611
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<b>Westpark</b>
<b>Budget Presentation</b>

**Carleton Condominium Corporation # 486**

<b>Budget Notes</b>
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**Note 1** This budget represents an increase of 4.86% in your condominium fees.

**Note 2** To provide to the reserve fund a contribution of \$297,665, an increase of \$8,670 from fiscal year 2012/2013, to meet the requirement of the reserve fund study up-date

**Note 3**

**Note 4**

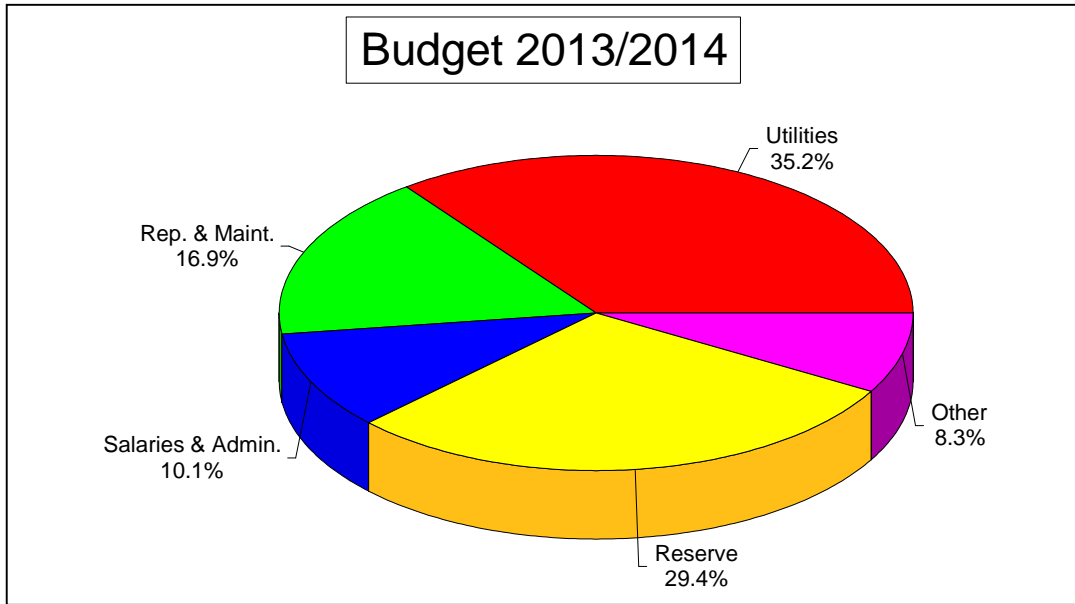
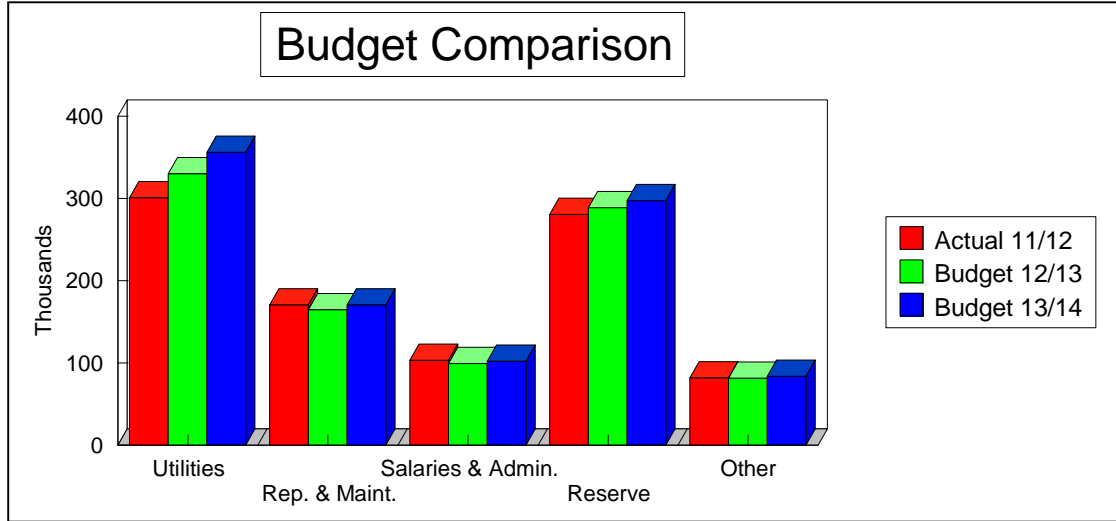
**Note 5**

**Note 6**

# Westpark

## Budget Presentation

### Carleton Condominium Corporation # 486



**Westpark -- Carleton Condominium Corporation no 486  
 Monthly Condominium Fees -- Budget Ending April 30 2014**

Suite #	Suite %	Fees
101	0.5811	481.30
102	0.4038	334.40
103	0.4038	334.40
107	0.5333	441.70
108	0.5293	438.40
110	0.5307	439.50
111	0.5293	438.40
112	0.4045	335.00
113	0.5622	465.60
114	0.5622	465.60
115	0.5293	438.40
116	0.5293	438.40
201	0.5811	481.30
202	0.4038	334.40
203	0.4038	334.40
204	0.3421	283.30
205	0.5758	476.90
206	0.5622	465.60
207	0.5293	438.40
208	0.5293	438.40
209	0.4209	348.60
210	0.5307	439.50
211	0.5293	438.40
212	0.4695	388.90
213	0.5622	465.60
214	0.5622	465.60
215	0.5293	438.40
216	0.5293	438.40
217	0.4740	392.60
301	0.5811	481.30
302	0.4038	334.40
303	0.4038	334.40
304	0.3421	283.30
305	0.5622	465.60

Suite #	Suite %	Fees
306	0.5622	465.60
307	0.5293	438.40
308	0.5293	438.40
309	0.4209	348.60
310	0.5307	439.50
311	0.5293	438.40
312	0.4695	388.90
313	0.5622	465.60
314	0.5622	465.60
315	0.5293	438.40
316	0.5293	438.40
317	0.4740	392.60
401	0.5811	481.30
402	0.4038	334.40
403	0.4038	334.40
404	0.3421	283.30
405	0.5622	465.60
406	0.5622	465.60
407	0.5469	453.00
408	0.5333	441.70
409	0.4209	348.60
410	0.5307	439.50
411	0.5293	438.40
412	0.4695	388.90
413	0.5622	465.60
414	0.5622	465.60
415	0.5293	438.40
416	0.5293	438.40
417	0.4740	392.60
501	0.5987	495.90
502	0.4038	334.40
503	0.4038	334.40
504	0.3421	283.30

Suite #	Suite %	Fees
505	0.5622	465.60
506	0.5622	465.60
507	0.5293	438.40
508	0.5293	438.40
509	0.4209	348.60
510	0.5347	442.90
511	0.5293	438.40
512	0.4695	388.90
513	0.5622	465.60
514	0.5622	465.60
515	0.5293	438.40
516	0.5293	438.40
517	0.4740	392.60
601	0.5811	481.30
602	0.4038	334.40
603	0.4038	334.40
604	0.3421	283.30
605	0.5622	465.60
606	0.5622	465.60
607	0.5293	438.40
608	0.5293	438.40
609	0.4209	348.60
610	0.5307	439.50
611	0.5293	438.40
612	0.4695	388.90
613	0.5622	465.60
614	0.5622	465.60
615	0.5293	438.40
616	0.5293	438.40
617	0.4740	392.60
701	0.5811	481.30
702	0.4038	334.40
703	0.4038	334.40

**Westpark -- Carleton Condominium Corporation no 486  
 Monthly Condominium Fees -- Budget Ending April 30 2014**

Suite #	Suite %	Fees
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704	0.3421	283.30
705	0.5798	480.20
706	0.5662	468.90
707	0.5293	438.40
708	0.5293	438.40
709	0.4209	348.60
710	0.5307	439.50
711	0.5293	438.40
712	0.4695	388.90
713	0.5622	465.60
714	0.5622	465.60
715	0.5293	438.40
716	0.5429	449.60
717	0.5012	415.10
801	0.5811	481.30
802	0.4038	334.40
803	0.4038	334.40
804	0.3421	283.30
805	0.5622	465.60
806	0.5622	465.60
807	0.5293	438.40
808	0.5293	438.40
809	0.4209	348.60
810	0.5307	439.50
811	0.5293	438.40
812	0.4695	388.90
813	0.5622	465.60
814	0.5622	465.60
815	0.5293	438.40
816	0.5293	438.40
817	0.4740	392.60
901	0.5947	492.50
902	0.4038	334.40
903	0.4038	334.40

Suite #	Suite %	Fees
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904	0.3421	283.30
905	0.5622	465.60
906	0.5622	465.60
907	0.5293	438.40
908	0.5293	438.40
909	0.4209	348.60
910	0.5307	439.50
911	0.5293	438.40
912	0.4695	388.90
913	0.5622	465.60
914	0.5622	465.60
915	0.5293	438.40
916	0.5293	438.40
917	0.4740	392.60
1001	0.5851	484.60
1002	0.4038	334.40
1003	0.4038	334.40
1004	0.3421	283.30
1005	0.5622	465.60
1006	0.5622	465.60
1007	0.5293	438.40
1008	0.5293	438.40
1009	0.4209	348.60
1010	0.5307	439.50
1011	0.5293	438.40
1012	0.4695	388.90
1013	0.5622	465.60
1014	0.5622	465.60
1015	0.5293	438.40
1016	0.5293	438.40
1017	0.4740	392.60
1101	0.5811	481.30
1102	0.4038	334.40

Suite #	Suite %	Fees
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1103	0.4038	334.40
1104	0.3421	283.30
1105	0.5622	465.60
1106	0.5622	465.60
1107	0.5293	438.40
1108	0.5293	438.40
1109	0.4209	348.60
1110	0.5307	439.50
1111	0.5293	438.40
1112	0.4695	388.90
1113	0.5622	465.60
1114	0.5622	465.60
1115	0.5293	438.40
1116	0.5293	438.40
1117	0.4740	392.60
1201	0.5811	481.30
1202	0.4038	334.40
1203	0.4038	334.40
1204	0.3421	283.30
1205	0.5622	465.60
1206	0.5622	465.60
1207	0.5293	438.40
1208	0.5429	449.60
1209	0.4209	348.60
1210	0.5307	439.50
1211	0.5293	438.40
1212	0.4695	388.90
1213	0.5622	465.60
1214	0.5662	468.90
1215	0.5293	438.40
1216	0.5293	438.40
1217	0.4740	392.60
8888	0.0136	11.30