

River Village III B Owners Association
For The Year Ending March 31, 2026

6,864 Total Intervals		Fixed Week Units	
132 Total Units		Per Interval	
		Total	2 Bedroom
Revenue			
Maintenance Fee Revenue	6,715,955	978.43	
Housekeeping Revenue	29,080	4.24	
Interest Income	41,336	6.02	
Other Revenue	16,798	2.45	
Total Association Revenues	6,803,169	991.14	
Expenses			
Accounting & Audit	156,087	24.20	
Bad Debt Expense	296,096	43.14	
Collection Fees	71,941	10.48	
Federal & State Income & Other Taxes	9,500	1.38	
General & Administrative	192,899	28.10	
Grounds & Landscaping	196,842	28.68	
Guest Services	183,915	26.79	
Housekeeping	1,009,198	147.03	
Insurance	119,985	17.48	
Laundry	141,502	20.62	
Management Fees	451,609	65.79	
Other Expenses	509,662	74.25	
Real Estate & Property Taxes	354,277	51.61	
Repair & Maintenance	662,907	96.58	
Security Service	86,141	12.55	
Utilities	506,468	73.79	
Total Operating Expenses	4,859,029	707.90	
Replacement Reserves			
Capital Improvement	335,770	48.92	
Standard Unit Furnishings	1,509,540	219.92	
Paving	16,261	2.37	
Roofing Replacement	82,569	12.03	
Total Replacement Reserves	1,944,141	283.24	
Total Association Expenses	6,803,169	991.14	
Less all Other Revenues	(87,214)	(12.71)	
Total Maintenance Fee	6,715,955	978.43	
Total Per Month Per Unit			
2 Bedroom	# Units	Sq. Ft.	Total Sq. Ft. Unit % Individual Units Charge Per Unit Type Monthly Fee
	132	1100	145,200 100% 6,715,955 50,878.45 4,239.87

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.

