

Final 2025 Budget

as approved by the Board on 11-21-2024

Line		2025 Approved Budget
	Operating Expenses	
	Administrative Expenses	
6102	Management Contract	\$15,852
6103	Postage	\$750
6104	Office Supp/Svc/Misc website host; privacy statement; cookies	\$2,600 \$0
6105	Professional Fees-Legal	\$5,000
6106	Professional Fees-Accounting	\$2,385
6109	Dues/Licenses/Permits	\$400
6110	Bureau of Condo Fees	\$280
	Administrative Budget	\$27,267
	Cost/Home/Month	\$32.46
6150	Insurance	
	Insurance Expenses	\$141,130
	Insurance Budget	\$141,130
	Cost/Home/Month	\$168.01

	Grounds Expenses	2025 Budget
6201	Grounds Maintenance Contract	\$69,000
6202	Landscaping	\$5,500
6204	Grnds Maint-Add'l Labor (supplies and/or labor)	\$3,900
6206	Tree Care and Expense	\$11,000
6210	Irrigation Inspection Contract	\$4,800
6215	Irrigation Repairs	\$4,800
	Irrigation maintenance (delete)	delete
6240	Erosion/Drainage Control (swale repair)	\$10,250
	Grounds Maintenance Budget	\$109,250
	Cost/Home/Month	\$130.06

	Maintenance Expenses	2025 Budget
6304	Building Supplies/Repair	\$8,000
6305	Electrical/Plumbing Repair	\$3,500
6306	Roof Blowoff/Raking	\$10,042
	Non Contract-Pest Control	\$2,500
6320	Pest Control Contract	\$3,120
	Maintenance Budget	\$27,162
	Cost/Home/Month	\$32.34
	Utilities	
6401	Electricity	\$8,400
6430	Water & Sewer	\$2,000
	Utilities Maintenance Budget	\$10,400
	Cost/Home/Month	\$12.38
	Pool & Recreational Expenses	
	Clubhouse repairs	\$4,500
6504	Pool maintenance Contract	\$7,800
6505	Pool Deck/Repairs/Svc	\$1,500
6506	Clubhouse/Deck Cleaning Contract	\$1,632
6507	Clubhouse HVAC Maintenance Agreement	\$200
6509	Fire Extinguisher Inspection	\$140
	P & R Budget	\$15,772
	Cost/Home/Month	\$18.78

	Other Expenses	2025 Budget
6685	Storm Clean Up	\$3,000
6690	Contingency Fund	\$900
	Other Budget	\$3,900
	Cost/Home/Month	\$4.64
	Total Operating Budget	\$334,881
	Cost/Home/Month	\$398.67
	Reserves	
6839	Reserve-Pooled	\$180,876
	Reserve-Roof (Delete)	
	Total Reserve Funding	\$180,876
	Cost/Home/Month	\$215.33
	Total Operating Expenses Plus Reserves	\$515,757
	Total Cost/Home/Month	\$614.00
	Monthly Fees	\$614.00