

2025 Approved Budget

<u>EXPENSES</u>		<u>Budget</u>
Administration		
	GRS Mgmt. Fees	41,000
	HOA Staff Wages	401,000
	HOA Staff Benefits	156,300
	Fees	15,000
	Office Supplies	15,000
	Zoom	2,500
	Printer Lease	10,000
	Café Expense	
	Technology Support	40,000
	Professional Fees - Legal	10,000
	Professional Fees - Audit	6,100
	Professional Fees - Other	
	Professional Fees - UBS	
	GRS Processing Fee	
	Insurance	210,000
	Holiday Lighting	23,000
	Board Expenses	1,500
	Community Support Group	2,300
	Newsletter Expense	0
	Total Administration	933,700
Utilities		
	Electric & Gas	220,000
	Water & Sewage	19,000
	Telephone	6,000
	Comcast Resident Cable TV	790,000
	Comcast Business	7,600
	Trash	14,000
	Total Utilities	1,056,600
Landscaping		
	Landscaping Contract	763,341
	Sod	14,500
	Landscape Replacement	34,000

	Major Tree Replacement	22,000
	Spec Tree/Mulch	73,000
	Sprinkler Repair Maintenance	12,000
	Landscape Other	11,000
	Irrigation - Common Area	9,500
	Tree Trimming	92,000
	Storm Cleanup	4,400
	Total Landscaping	1,035,741
Security		
	Alarm Monitoring	52,000
	Guard Services	213,500
	Misc.: Include Cops Patrol Car	700
	Total Security	266,200
Repairs & Maintenance		290,000
Other		
	Pest Control	20,000
	Lake Maintenance	80,000
	Fountain Maintenance	15,000
	Pool Maintenance	50,000
	Janitorial Service	150,000
	Total Other	315,000
Community Activities		
	Fitness Center Expense	3,600
	Fitness Instructional Contract	68,000
	Exhibitions - Tennis/Pickleball/Bocce	3,500
	Tennis/Bocce Maintenance	65,000
	Pickleball Maintenance	6,500
	Total Community Activities	146,600
Event Expenses		
	Entertainment	10,000
Total Expenses		4,053,841

Maintenance	4,053,841
Reserves	492,926
O&M Qtrly fee	1,884
Reverves Qtrly	229
Total Qtrly Fees	2,113
Café Annual Fee - Due w/July Qtrly Fee	500