

Enclave Approved Budget**2025****Description****2025 Approved
Operating
Budget**

HOA Dues	\$885,600
Admin Income Fines, Late Fees, Rental Fees	\$16,050
Total Income	\$901,650

General Admn - Board expense	\$3,000
Master Assoc Fee-Berwick	\$29,000
Other-Bank charges, coupon charges	\$500

Community Event	\$6,000
Beautification	\$6,000
Fitness & Recreation	\$6,000

Insurance Premiums	\$32,000
Electric - Georgia Power	\$125,000
Water - Consolidated	\$5,000
Trash - Atlantic Waste	\$42,700
Cable Service -Comcast	\$26,150
Propane -Spa-Strickland Properties	\$3,500

Grounds/Landscaping-ProCuts	\$38,400
Tree Maintenance	\$9,000
Landscape pine straw-ProCuts	\$11,000

Contracted

Elevator Services-Cavinder Elevator	\$2,500
Fire Prevent & Protection-Fee	\$5,000
Fitness Rm Serv Maint-Island Fitness	\$5,000
Fountains/Ponds/Lake Services	\$10,000
Gate Services - Custom Security	\$20,000
HVAC	\$10,000
Janitorial Services-360Brands	\$17,000
Pest Control-Northwest Exterminating	\$5,000
Pool - Coastal Pool	\$35,000
Safety/Security-Security Management	\$145,000
Rugs - Cleaning 2 x year	\$1,700

Vector Security Alarm monitor	\$6,000
Emergency Management	\$40,000
General Repair & Maintenance	\$80,000
Pool Supplies/Repair & Maintenance	\$5,000
Road Repairs	\$5,000

Legal Services	\$25,000
Management Fees	\$82,300
State Income Tax	\$2,200
Property/Real Estate Tax	\$1,500

Total Expense	\$846,450
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Funding Capital Future Reserves

Roads	\$20,000
Pool	\$5,000
Clubhouse	\$3,000
Tennis/Basketball/Pickleball Courts	\$3,000
Drainage	\$15,000

Refund Reserve Account	\$9,200
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Total Expense/Reserves	\$901,650
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