

Eastgate Unit 11 HOA Proposed 2025-26 Budget

BUDGET ITEMS	*2024-25 Budget 24 Units	±2024-25 Actual	±2025-26 Proposed	2025-26 Proposed Per Unit
COMMON AREA MAINTENANCE				
Grounds Maintenance Contract	\$17,000.00	\$12,770.00	\$15,000.00	\$625.00
Misc Maintenance & Repairs	\$4,300.00	\$2,649.32	\$4,300.00	\$179.17
Snow Removal	\$5,500.00	\$0.00	\$5,500.00	\$229.17
Property Taxes	\$17.00	\$37.06	\$40.00	\$1.67
UTILITIES				
Garbage	\$3,700.00	\$3,661.12	\$3,700.00	\$154.16
Water	\$20,000.00	\$14,384.42	\$20,000.00	\$833.34
MISC EXPENSES				
Legal and Accounting	\$200.00	\$258.00	\$200.00	\$8.34
Office Supply/Expense	\$500.00	\$128.58	\$500.00	\$20.84
Website/Payment Processing	\$1,000.00	\$1,269.38	\$1,500.00	\$41.60
Bad Debts	\$7,000.00	\$7,000.00	\$0.00	\$291.67
Property Management	\$0.00	\$0.00	\$0.00	\$0.00
Misc. Expenses	\$0.00	\$0.00	\$0.00	\$0.00
INSURANCE				
Liability and D&O	\$8,000.00	\$9,471.00	\$10,000.00	\$333.34
RESERVE ACCOUNT				
Capital Expenses	\$22,510.00	\$0.00	\$10,000.00	\$416.67
Reserve Transfer	\$10,302.00			
	2025 BUDGET	2024-25 Actual	2025-26	PER UNIT
TOTAL EXPENSES	\$67,217.00	\$51,628.88	\$70,740.00	\$3,134.97
Difference	-\$6,017.00	\$1,663.71	\$27,540.00	\$1,147.50
MEMBER DUES TOTALS	MONTHLY	\$3,600.00	ANNUAL	\$43,200.00
	\$4,200.00	ANTICIPATED@ \$175/month		\$50,400.00

Capital Revenue \$ 18,000.00