

2025 Aero Country East Operating Budget

Does not include possible income from new development lots

	2025 Budget No Assessment Increase	Remarks
Income		
Regular Assessment Income	145,000	
Income Accounts Total	145,000	
Expense Accounts		
Contract Services		
Property Management	4,800	
General & Administrative		
Bank Fees (Intuit ACH)	300	
Franchise Tax	250	
License & Permits	650	
Postage and Delivery	300	
Property Tax	250	
Total General & Administrative	2,550	
Insurance	11,572	
Landscaping and Groundskeeping		
Contract	29,968	
Total Landscaping and Groundskeeping	29,968	
Professional Services		
Accounting Subscription(QuickBoooks)	3,060	
Tax Returns	1,500	
Legal	1,500	
Total Professional Services	6,060	
Repairs and Maintenance		
Gates	3,300	New Annual Maintenance Charge
Electrical	3,500	
Irrigation System	3,500	
Pool Maintenance (Water's Edge)	14,000	
Pool Repairs	1,300	
<i>Small Tools and Equipment</i>	-	Do not use in future
Total Repairs and Maintenance	25,600	
Utilities and Related Services		
Electricity	8,700	
Natural Gas	1,085	
Telephone (Pool)	600	
Trash Service		
Dumpster	2,580	
Pool/Mailboxes	791	
Water		
Irrigation	8,546	
Pool	1,600	
Total Utilities and Related Services	23,902	
Runway Access Fee	34,000	
Reserve Fund Contribution	9,098	
Total Expense	145,000	
Total Net Income	0	