

# Leisure Knoll at Manchester Association

4 Buckingham Drive North, Manchester, NJ 08759

Phone: 732-657-6661 Fax: 732-657-7433

FINAL BUDGET FOR FISCAL YEAR  
OCTOBER 1, 2025 THROUGH SEPTEMBER 30, 2026  
MONTHLY ASSOCIATION FEE RATE SCHEDULE  
EFFECTIVE OCTOBER 1, 2025

|  |           |
|--|-----------|
| Monthly Operating Fund Fee               | \$ 139.00 |
| Monthly Reserve Fund Fee                 | \$ 44.00  |
| Monthly Optional Lawn & Snow Service Fee | \$ 50.00  |
| Monthly Additional Resident Fee (each)   | \$ 3.00   |

ALL HOMES w/ONE RESIDENT  
MONTHLY TOTAL

\$ 183.00

ALL HOMES w/TWO RESIDENTS  
MONTHLY TOTAL

\$ 186.00

ALL HOMES w/THREE RESIDENTS  
MONTHLY TOTAL

\$ 189.00

HOMES w/ONE RESIDENT w/LAWN & SNOW OPTION  
MONTHLY TOTAL

\$ 233.00

HOMES w/TWO RESIDENTS w/LAWN & SNOW OPTION  
MONTHLY TOTAL

\$ 236.00

HOMES w/THREE RESIDENTS w/LAWN & SNOW OPTION  
MONTHLY TOTAL

\$ 239.00

The Membership Fees charged for new Members, payable at closing of their new homes is \$ 2,100.  
\$ 1,900. is allocated to the Operating Fund Budget.  
\$ 200. is allocated to the Reserve Fund Budget.

*These fees do not affect current Members, only new Members joining the Association.*