

Arlington Villa Estates HOA

2026 ANNUAL BUDGET Approved

Proposed Monthly Dues: (12) Condo Units at \$175/ (16) Single Family Units at \$75

Effective May 1st

INCOME

| | 2024 | 2025 | 2025 | 2026 |
|---------------------------------------|--------------------|--------------------|--------------------|--------------------|
| | Actual | YTD | Budget | Proposed |
| Income from Dues | \$32,879.84 | \$33,543.16 | \$32,880.00 | \$39,600.00 |
| Violation Fees | \$100.00 | | | |
| Interest | \$5.82 | \$8.39 | \$5.00 | \$5.00 |
| Postage Reimbursement | \$24.68 | \$19.16 | | \$20.00 |
| Legal Fee Owner Reimbursement | | \$50.00 | | |
| Reserves Contribution to Operating | | | | |
| Capital Assessment Fee for New Buyers | | \$350.00 | \$350.00 | \$350.00 |
| Total Income | \$33,010.34 | \$33,970.71 | \$33,235.00 | \$39,975.00 |

EXPENSES

| | | | | |
|--|--------------------|--------------------|--------------------|--------------------|
| Repairs/Maintenance/Grounds | | \$4,799.34 | \$2,500.00 | \$5,000.00 |
| Landscaping Maintenance-Contract | \$10,098.00 | \$9,540.00 | \$9,540.00 | \$10,070.00 |
| Landscape Trees Trimming | | \$797.50 | \$500.00 | \$1,000.00 |
| Irrigation System Maintenance & Repair | \$1,285.05 | \$891.52 | \$2,500.00 | \$1,500.00 |
| Pet Waste Services | \$1,920.00 | \$1,920.00 | | \$1,920.00 |
| Management | \$4,125.00 | \$4,200.00 | \$4,200.00 | \$5,000.00 |
| Insurance | \$6,105.09 | \$8,341.52 | \$10,443.38 | \$8,371.30 |
| Electricity | \$60.00 | \$60.00 | \$60.00 | \$60.00 |
| Trash Service | \$2,421.94 | \$3,160.92 | \$2,280.00 | \$2,500.00 |
| Office/Mailing | \$548.35 | \$431.71 | \$450.00 | \$550.00 |
| Registrations: DORA & SOS | \$67.93 | \$44.00 | \$53.00 | \$53.00 |
| Legal/Professional Services | \$50.00 | | | |
| Accounting/Tax Prep | \$250.00 | \$283.50 | \$250.00 | \$300.00 |
| Bank Fees | | | | |
| Capital Reserves | | | \$400.00 | \$3,600.00 |
| Total Expenses | \$26,931.36 | \$34,470.01 | \$33,176.38 | \$39,924.30 |

NET INCOME

| | | | | |
|--|------------|-----------|---------|---------|
| | \$6,078.98 | -\$499.30 | \$58.62 | \$50.70 |
|--|------------|-----------|---------|---------|

Account Balances YTD, 1/1/2026:

Operating Cash: \$6,382.06

Reserve Cash: \$400.29

Total Cash Assets: \$6,782.35