

# The Estates Homeowners Association, Inc.

## 2026 ANNUAL BUDGET - Approved

Yearly Dues: \$2,400 Due February 1st

14 Units	2024	2025	2025	2026
	Actual	YTD	Budget	Proposed
<b>INCOME</b>				
Income from Dues	\$33,600.00	\$33,600.00	\$33,600.00	\$33,600.00
Violation Fees/Fines	\$35.00			
Interest Income	\$375.32	\$142.48		\$142.00
<b>Total Income</b>	\$34,010.32	\$33,742.48	\$33,600.00	\$33,742.00
<b>EXPENSES</b>				
Repair & Maintenance		\$82.54	\$350.00	\$350.00
Landscaping Maintenance-Contract	\$12,880.32	\$6,206.68	\$9,000.00	\$13,320.00
Landscape Maintenance-Trees/Shrubs			\$350.00	\$350.00
Irrigation/Landscaping/R-Pond/Grounds Maintenance	\$2,007.19	\$3,426.40	\$2,000.00	\$3,500.00
Grounds/Pest Control	\$106.47		\$105.00	\$105.00
Grand Valley Irrigation Shares	\$937.24	\$965.46	\$950.00	\$975.00
Management	\$3,600.00	\$2,100.00	\$3,600.00	\$4,000.00
Insurance	\$1,790.18	\$348.31	\$1,880.00	\$836.00
Common Electric	\$5,192.18	\$1,737.14	\$6,000.00	\$3,500.00
State/Licensing/Legal/Professional Services	\$103.00		\$53.00	\$53.00
Office Expense	\$123.38	\$131.00	\$250.00	\$250.00
Accounting	\$250.00	\$362.25	\$250.00	\$250.00
Capital Reserve	\$3,000.00	\$3,000.00	\$3,000.00	\$3,000.00
<b>Total Expenses</b>	\$29,989.96	\$18,359.78	\$27,788.00	\$30,489.00
<b>NET INCOME</b>	\$4,020.36	\$15,382.70	\$5,812.00	\$3,253.00

Operating Account Balance YTD: \$39,985.37

Reserve Account Balance: \$17,590.73

**Total Account Balances: \$57,576.10**