



**1000 Oaks / 1000 Oaks West Homeowner's Association  
2023 Common Area Maintenance Budget**

<b>Snow Removal</b>		
Sidewalks		\$6,000
Alley		\$4,000
CBU's (cluster mailboxes)		\$2,500
	<b>Total</b>	<b>\$12,500</b>
<b>Mowing (Base: 24 Season)</b>		
Entry Sign & Buffer		\$1,900
Green Space OL 8		\$3,750
OL 3, 6 & 5		\$2,000
Medians and circles		\$1,050
Buffer along Valley View		\$2,300
	<b>Total</b>	<b>\$11,000</b>
<b>Landscape Maintenance (Bark, Weeds, Pruning)</b>		
Weed Control		\$2,500
Top-dress Bark Beds		\$4,750
Spring Clean-up		\$1,500
Fall Clean-up		\$1,250
Trimming/Pruning		\$3,500
	<b>Total</b>	<b>\$13,500</b>
<b>Maintenance</b>		
General		\$1,500
Waste Removal Alleys		\$9,500
	<b>Total</b>	<b>\$11,000</b>
<b>Utilities (Stormwater &amp; Electric)</b>		<b>\$500</b>
<b>Insurance</b>		<b>\$2,500</b>
<b>Misc.</b>		
Annual Report Filing		\$10.00
Printing/Reproduction (checks)		\$175.00
Postage		\$150.00
Tax Preparation		\$350.00
Bank Service Charge		\$100.00
Real Estate Taxes		\$1,000.00
	<b>Total</b>	<b>\$1,785</b>
<b>Reserve</b>		<b>\$7,500</b>
<b>Management Fee</b>		<b>\$12,949</b>
<b>ACC Administration Fee</b>		<b>\$7,770</b>
<b>Legal Fees</b>		<b>\$1,000</b>
<b>Grand Total</b>		<b>\$82,004</b>
	Divided by Total Units	378
	<b>Annual Cost per Home**</b>	<b>\$216.94</b>

**\*\*Association dues will increase as additional infrastructure is completed and common area maintenance requirements increase.**