

**2023 Owner's Association  
Common Area Maintenance Budget**

**Snow Removal/Salt**

(Base: 16 Snow/16 Salt)

Bike paths throughout neighborhood	\$0
OL #1 Sidewalk	\$700
OL #2, 6, 7 Sidewalk	\$1,800
OL #4 & Entry Sign Sidewalk	\$700
OL #8, 9, 10, 11 Sidewalk	\$2,900
OL#12 Sidewalk	\$700
OL #3 Sidewalk	\$700
<b>Total</b>	<b><u>\$7,500</u></b>

**Irrigation**

Spring Activation	\$150
Fall Winterization	\$120
General Maintenance	\$700
<b>Total</b>	<b><u>\$970</u></b>

**Maintenance**

Water Feature Maintenance	\$5,000
Waste Removal- Alley Homes	\$6,000
General Maintenance	\$5,000
Stream Maintenance	\$10,000
<b>Total</b>	<b><u>\$26,000</u></b>

**Mowing (Base: 22 Season)**

Green Space OL #1	\$1,500
Green Space OL #2 & #3	\$4,000
Green Space OL #4	\$1,100
Green Space OL #5 (City of Madison)	\$0
Green Space OL #6	\$3,000
Green Space OL #7	\$1,200
Green Space OL #8	\$2,750
Green Space OL #9	\$1,000
Green Space OL #10	\$600
Green Space OL #11	\$1,700
Green Space OL #12	\$1,100
Entry Sign , medians & Roundabouts	\$1,000

**Utilities (Water & Electric)**

Agrarian Fountain	\$2,500
Glacial Fountain	\$2,500
Stream & Lift Station	\$8,000
Entry Sign	\$525
Storm water	\$3,000
<b>Total</b>	<b><u>\$16,525</u></b>

**Liability Insurance**

**\$3,000**

**Total** **\$18,950**

**Landscape Maintenance**

(Bark, Weeds, Pruning)

OL #1	\$725
OL #2	\$750
OL #6	\$750
OL #4/Entry	\$650
OL #7	\$650
OL #8, 9, 10, 11	\$1,250
Bark for OL #2, 4, 6, 7	\$2,545
Weed Control	\$1,850
Spring Clean-Up	\$1,500
Fall Work	\$2,040
Catalina Medians	\$560
Pruning	\$6,000

**Misc.**

Annual report Filing Fee	\$10
Tax Preparation	\$350
Bank Service Charges	\$100
Neighborhood Events	\$1,200
Unforeseen Expenses	\$4,400
Postage	\$300
<b>Total</b>	<b><u>\$6,360</u></b>

**Management Fee**

**\$14,855**

**ACC Administration Fee**

**\$6,540**

**Total** **\$19,270** **Grand Total** **\$119,970**

**Divided by Total Units** **436**

**Annual Cost per Home** **\$275.00**

