

**Eagle Trace Homeowners Association**  
**2025 Maintenance Budget**

<b>Snow Removal</b>	
Around CBU's	<b>\$7,500.00</b>
<b>Mowing (Base: 22 Season)</b>	
2 passes on sidewalk around storm pond	\$4,000.00
Medians and Circle	\$2,500.00
OL 5 mow to top of berm	\$3,500.00
OL 3	\$5,000.00
<b>Total</b>	<b>\$15,000.00</b>
<b>Landscaping</b>	
<b>Total</b>	<b>\$3,500.00</b>
<b>Maintenance</b>	
General	<b>\$500.00</b>
<b>Utilities</b>	
	<b>\$0.00</b>
<b>Insurance</b>	
	<b>\$1,500.00</b>
<b>Misc.</b>	
Annual Report Filing	
Postage	
Tax Prep	
Bank Service Charge	
<b>Total</b>	<b>\$1,000.00</b>
<b>Management Fee</b>	
	<b>\$11,251.42</b>
<b>ACC Administration Fee</b>	
	<b>\$6,750.85</b>
<b>Legal Fees</b>	
	<b>\$1,000.00</b>
<b>Reserve Funds</b>	
	<b>\$3,750.00</b>
<b>Grand Total</b>	
	<b>\$51,752.27</b>
<b># of Units</b>	<b>286</b>
<b>Per Unit Price</b>	<b>\$180.95</b>

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