

**Northern Gateway Homes Subdivision
2026 Budget**

	<u>Budget</u>
INCOME	
INCOME	
HOA Fee	\$12,000.00
NET INCOME	<u>\$12,000.00</u>
TOTAL INCOME	<u>\$12,000.00</u>
EXPENSES	
DIRECT EXPENSES	
Property Management Expense	\$1,500.00
Master HOA Expense	\$3,919.48
Insurance	\$2,800.00
Property Tax	\$500.00
Lawn Care & Landscaping	\$500.00
Snow & Ice Removal	\$500.00
TOTAL DIRECT EXPENSES	\$9,719.48
GENERAL & ADMINISTRATIVE	
Bank Fees	\$50.00
Dues and Subscriptions	\$25.00
Accounting Fees	\$1,000.00
Office Supplies	\$205.52
TOTAL G & A EXPENSE	\$1,280.52
TOTAL EXPENSES	\$11,000.00
RESERVE ACCOUNT DETAILS	
Reserve - Storm Water/ Erosion Control	\$1,000.00
TOTAL RESERVE CONTRIBUTIONS	\$1,000.00