

2026 VINEYARD TERRACE CONDOMINIUM BUDGET

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Projected Income: 2026 Dues	\$18,000.00
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Accounting	\$120.00
Insurance	\$5,700.00
Landscape	\$350.00
Lawn Maintenance-Mowing	\$1,000
Lawn Maintenance-Weeding	Included elsewhere
Lawn Maintenance-Fall cleanup and mulching	\$500
Lawn Maintenance-Weed & Feed	\$350
Legal	\$0.00
Sewer and Water	\$2,000.00
Electricity	\$850.00
Sprinkler Maintenance	\$800.00
Snow Removal	\$4,000.00
Building/Hardscape Maintenance	\$1,000.00
Contingency	\$1,000.00
TOTAL EXPENSES	\$17,770.00
2026 Estimated Contribution to Reserve	\$230.00

2025 Reserves Accounting		
Begin 2025	(per 2025 budget)	\$30,712.65
2025 Contribution from Dues		\$2,570.08 (per pl)

2026 Reserve Balance Start \$33,282.73

2026 Dues per unit per month: \$350 from January-June
 \$400 from July-December

Dues collected quarterly at the beginning of each quarter: Jan 1, April 1, July 1, and Oct 1