

Mainlands 7 Maintenance Corp.
Proposed 2025 Annual Budget
04/01/2025 - 04/01/2026

Current HOA Fees 225 Homes @ \$115.00	\$	310,500.00
Proposed Increase 225 Homes @ \$125.00	\$	337,500.00
Proposed Budget	\$	336,000.00

	Budget 2024	March 2024 to Feb 2025 Actuals	Proposed Budget 2025
Electricity	\$ 15,000.00	\$ 15,423.59	\$ 15,500.00
Water & Sewer	\$ 100,000.00	\$ 120,891.73	\$ 121,000.00
Insurance	\$ 27,500.00	\$ 21,586.75	\$ 22,000.00
Lawn Service	\$ 68,500.00	\$ 84,396.78	\$ 85,000.00
Sprinkler Maintenance	\$ 5,000.00	\$ -	\$ -
License, Permits and Inspections	\$ 1,200.00	\$ 1,301.52	\$ 1,000.00
Accountant Fees	\$ 14,000.00	\$ -	\$ -
Bank Fees- Coupon Books	\$ 1,500.00	\$ 182.49	\$ -
Management Fees	\$ 27,000.00	\$ 25,650.00	\$ 26,000.00
Pest Control, Lawn Weed & Fertilization	\$ 20,000.00	\$ 18,150.00	\$ 18,500.00
Janitorial Services/ Plumbing	\$ 4,500.00	\$ 6,347.88	\$ 6,500.00
Professional Fee's-CPA & Attorney	\$ 8,500.00	\$ 2,843.57	\$ 3,000.00
Pool Service	\$ 11,250.00	\$ 8,625.00	\$ 9,000.00
Pool Repairs	\$ 5,000.00	\$ 423.83	\$ 1,500.00
AC Maintenance	\$ 3,500.00	\$ 5,280.11	\$ 5,500.00
Phone and Internet	\$ 5,500.00	\$ 3,481.74	\$ 3,500.00
Office Supplies & Postage	\$ 2,500.00	\$ 1,869.23	\$ 2,000.00
Pool Resurfacing Reserve (\$40,000 divided by 4	\$ 10,000.00	\$ 10,000.00	\$ 10,000.00
Clubhouse Roof Replacement Reserve (\$24,000 divided by 4 years)	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00
TOTAL BUDGET	\$336,450.00	\$332,454.22	\$ 336,000.00