

**Fairmeadows Homeowner's Association
2026 Operating Budget**

		2026
HOA Fees	Schedule 1	939,096.00
Services	Schedule 2	14,280.00
Total Income		953,376.00
Gross Profit		953,376.00
Expenses		
Administrative		94,000.00
Insurance		7,000.00
Legal Fees & Professional Fees		44,080.00
Management		3,000.00
Office Supplies		2,000.00
Printing & Postage		150,080.00
Total Administrative		500.00
Auto		500.00
Total Auto		3,000.00
Clubhouse/Community Expenses		31,500.00
Janitorial		9,000.00
Pool Maintenaance & Supplies		43,500.00
Total Clubhouse/community Expense		99,000.00
Landscaping	Schedule 4	18,000.00
Repairs & Maintenance		41,000.00
Snow Removal		158,000.00
Total Maintenance Expenses		81,120.00
Payroll Expenses (Wages)	Schedule 3	81,120.00
Total Payroll Expense		93,919.00
Total to Reserves		
Utilities		18,600.00
Electric		5,150.00
Gas		94,800.00
Sewer		4,000.00
Telephone & Internet		12,000.00
Trash Removal		62,500.00
Water		197,050.00
Total Utilities		724,169.00
Total Expenses		229,207.00
Net Operating Income		
Other Income		93,919.00
Reserve Contribution		93,919.00
Total Other Income		
Other Expenses		322,000.00
Major Projects		-228,081.00
Total Other Expenses		1,126.00
Net Income		