

PALADIN PLACE II HOMEOWNERS ASSOCIATION, INC.
(Summer Lake North)
2022 Approved Budget
For the period of 1-1-22 through 12-31-22

Based on 41 Homes, 26 Villas

Expenses	Common Expenses		Villas Monthly	Individual Villa Monthly
	Annual	Monthly		
Administration				
MANAGEMENT FEES	\$ 15,600.00	\$ 1,300.00		
LEGAL FEES	\$ 1,000.00	\$ 83.33		
ACCOUNTING FEES	\$ 330.00	\$ 27.50		
INSURANCE	\$ 6,330.00	\$ 527.50		
ADMIN EXPENSES	\$ 500.00	\$ 41.67		
CORPORATE FEE	\$ 62.00	\$ 5.17		
Landscape/Grounds Maintenance				
LANDSCAPE MAINTENANCE - COMMON	\$ 28,800.00	\$ 2,400.00		
LANDSCAPE MAINTENANCE - VILLAS	\$ -	\$ -	\$ 68.75	
LANDSCAPE MAINTENANCE - INDIVIDUAL VILLA	\$ -	\$ -	\$ -	\$ 125.00
LAKE MAINTENANCE	\$ 1,448.00	\$ 120.67		
FERTILIZATION/PEST CONTROL - VILLAS	\$ -	\$ -	\$ 21.15	\$ 21.15
LANDSCAPE REPLACEMENT - COMMON	\$ 350.00	\$ 29.17		
TREE TRIMMING	\$ 500.00	\$ 41.67		
MULCH - COMMON	\$ 350.00	\$ 29.17		
LANDSCAPING IMPROVEMENT	\$ 5,000.00	\$ 416.67		
IRRIGATION MAINTENANCE	\$ 500.00	\$ 41.67		
IRRIGATION MAINTENANCE - VILLAS	\$ -	\$ -	\$ 4.81	\$ 4.81
REPAIRS & MAINT/CONTRACT LABOR	\$ 350.00	\$ 29.17		
ENTRANCE GATE MAINTENANCE	\$ 3,000.00	\$ 250.00		
Utilities				
ELECTRIC - STREET LIGHTS	\$ 7,165.00	\$ 597.08		
ELECTRIC - COMMON AREA/GATES	\$ 1,450.00	\$ 120.83		
TELEPHONE, ENTRANCE GATE	\$ 600.00	\$ 50.00		
Other				
CONTINGENCY	\$ 500.00	\$ 41.67		
Reserve Fund	\$ -	\$ -		
Totals	\$ 73,835.00	\$ 6,152.92	\$ 94.71	\$ 150.96
Common Area Per Lot	\$ 1,102.01	\$ 91.83		

	Annually	Quarterly
Single-Family Homes 2022 Assessment	\$ 1,102	276
Villa Homes 2022 Assessment	\$ 2,239	560
Individual Villa Home 2022 Assessment	\$ 2,914	728

Includes Full Property Management and Gate Operations
No Planned Reserve Funding in 2022