

## Millburn Manor Budget for 2011

56

Homes  
Total Lots 22

Maintenance:	Yearly Cost	Monthly Cost Per Unit
Lawn Care Common area & Front yds:	\$ 9,000.00	\$ 34.09
Sprinkler Maintenance:	\$ 1,000.00	\$ 3.79
Recreational Area Upkeep	\$ -	\$ -
Water; Culinary & Irrigation	\$ 8,750.00	\$ 33.14
Trash Collection:	\$ 1,600.00	\$ 6.06
Snow Removal: Streets & Common Drives & City Walks (4")	\$ 3,250.00	\$ 12.31
Utopia - Internet & TV Service	\$ 11,880.00	\$ 45.00
Street Lights-power	\$ 450.00	\$ 1.70
<b>Sewer paid for by Homeowner</b>		

Management:	Yearly Cost	Monthly Cost Per Unit
Mgmt/ Clerical/Acc't Fees:	\$ 2,772.00	\$ 10.50
Directors /Libility Insurance:	\$ 820.00	\$ 3.11
File Taxes:	\$ 195.00	\$ 0.74
Legal Contingency/Misc:	\$ 400.00	\$ 1.52
Miscellaneous	\$ 469.92	\$ 1.78

Capital Reserves:	Yearly Reserve	Monthly Cost Per Unit	Replace Interval Years	22 Homes Replace Cost
Asphalt Streets:	\$ 1,000	3.79	30	\$ 30,000
Concrete HOA Sidewalks:	\$ 500	1.89	30	\$ 15,000
Concrete Curb:	\$ 833	3.16	30	\$ 25,000
Recreational Area	\$ 200	0.76	25	\$ 5,000
Fence	\$ 167	0.63	30	\$ 5,000
Common Driveways	\$ 800	3.03	25	\$ 20,000

**Total Monthly Dues: \$ 167.00**

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