



2021 HOA Fees Explanation

The HOA Assessment is \$7,344 billed annually on your December 31st HOA statement and includes:

- Security of the community, all security operations, security officers and security vehicles
- Maintenance of common area landscaping
- Maintenance of all roadways, streetlights, road signage, and landscape lighting
- Operation & administration of the HOA office
- \$300/Quarter Reserve charge for replacement items in community

The Grounds Maintenance fee includes:

- Weekly mowing, edging & blowing of your yard
- Small shrub trimming
- Irrigation checks

Grounds Maintenance Additional Charges for:

- Annual flowers such as Impatiens, Begonias, Pentas, etc. billed as planted in requested areas
- Large tree trimming – billed as work is completed
- Fertilizer for turf & plants – billed as applied
- Pesticides for turf & plants – billed annually
- Mulch – billed as applied in the fall

Fiber Optic IPTV (television) & Internet Services:

- Hotwire (TV & Internet) billed quarterly at \$370.00

Security Maintenance:

- \$120 per year for small repairs to alarm system.

HOA provides several user fee based services, listed below are a few examples:

- Pressure Cleaning – house, eaves, front walk, and driveway - \$350 to \$575 depending on the vendor & how dirty the house is, if roof is dirty add \$500 to \$600 (recommend every 2 years).
- Window Cleaning – Variable depending on number of windows
- Ironing Service - \$50 per basket of 20 items, \$2.50 per piece after
- Maid Service - \$32.50 per hour/4 hours for a full clean
- Handyman Service - \$60 per hour plus materials + 15% markup fee from HOA
- Homewatch service – Pricing based on square footage of house
- Postage/Mailing/FedEx – Based on USPS fees & FedEx fees