Crystal Cove HOA of Deland, Inc

DRAFT 2026 Budget

	Jan - Jul 25	Estimated Year End	2026 Draft Budget
Ordinary Income/Expense			
Income			
4115 Annual Assessment Income		106,260.00	106,261.00
2025 credit		15,000.00	18,535.00
Total		**121,260.00**	**124,796.00**
Expense			
Administrative			
5610 Mgmt Fees	7,126.00	12,216.00	13,193.00
5614 Postage	224.84	800.00	800.00
5615 Copies/Printing	78.10	750.00	750.00
5616 Office Expense	527.75	1,000.00	1,000.00
5618 WebSite	104.65	500.00	1,000.00
5619 Storage Fee		350.00	350.00
5630 Audit-Tax Prep	117.25	350.00	350.00
5635 Legal	117.53	3,250.00	3,485.00
5650 Bank Coupons		700.00	700.00
5660 Insurance	6,013.10	6,200.00	7,500.00
5676 Annual Report	61.25	61.25	75.00
5681 Meeting Room Reservations	50.00	50.00	150.00
Holiday Décor	0.00	500.00	500.00
Bad Debt	0.00	500.00	500.00
Total Administrative	**14,420.47**	**27,227.25**	**30,353.00**
Landscape Maintenance			
5255 Landscape Improvements	300.00	15,000.00	5,000.00
5301 Pond Maintenance	825.00	1,414.29	1,500.00
5315 Entrance Signs	0.00	250.00	250.00
5323 Fence-Entrance Walls	0.00	4,000.00	4,000.00
5349 Misc Grounds	612.80	2,500.00	2,500.00
5350 Landscape Contract	13,650.00	23,400.00	25,000.00
5357 Tree Trimming	0.00	5,500.00	5,500.00
5365 Irrigation Repairs	0.00	750.00	750.00
Total Landscape Maintenance	**15,387.80**	**52,814.29**	**44,500.00**
Reserve Funding			
5901 Reserves General	8,000.00	8,000.00	8,000.00
Total Reserve Funding	**8,000.00**	**8,000.00**	**8,000.00**
Utilities			
5403 Watter- Irrigation	7,519.85	12,891.17	13,624.00
5424 Electric-Streetlights	13,735.76	23,547.02	24,735.00
5427 Electric-Pump	1,719.05	2,946.94	3,584.00
Total Utilities	**22,974.66**	**39,385.13**	**41,943.00**
Total Expense	**60,782.93**	**127,426.67**	**124,796.00**

Total Assessment w/out credit	**124,796.00**
2025 credit*	**18,535.00**
Total Assessment with credit applied	**106,261.00**
2026 Annual Assessment per home	**690.01**
Assessment paid in two payments Due Jan 1 and July 1 $345.00 each	**345.00**

*The 2025 Operating Account will have an estimated overage at the end of 2025- this will be used as a credit on each owners account to off set the assessment amount for 2026