



## SERVICES AND EXPENSES COVERED BY THE HOMEOWNER'S ASSOCIATION

### **MAINTENANCE AS NEEDED**

LAWN MOWING  
SNOW REMOVAL OF PRIVATE RESIDENCE DRIVEWAYS AND SIDEWALKS (2 1/2" minimum)  
(CITY OF O'FALLON TO MAINTAIN STREETS)  
TRIMMING LANDSCAPING IN FRONT OF HOMES  
EDGING OF DRIVEWAYS AND SIDEWALKS  
EXTERIOR LIGHTING FRONT OF HOMES (LIGHT BULBS PHOTO CELLS)  
SPRINKLER SYSTEM (WINTERIZING, START-UP)

### **UTILITIES**

WATER FOR SPRINKLER  
ELECTRIC FOR SPRINKLER

### **INSURANCE**

LIABILITY INSURANCE  
(For Authorized Homeowner's Association Work)

### **ADMINISTRATIVE**

POSTAL STAMPS  
SUPPLIES  
COLLECTION OF DUES  
LEGAL FEES

### **CAPITAL RESERVE**

MISCELLANEOUS SERVICES

### **MONTHLY DUES TO HOMEOWNERS ONE HUNDRED DOLLARS (\$100.00)**

HOMEOWNERS ARE REQUIRED  
TO HAVE AND MAINTAIN HOMEOWNERS LIABILITY INSURANCE  
(FEE SIMPLE)

A WORKING CAPITAL FEE OF THREE HUNDRED EIGHTY (\$380.00)  
WILL BE CHARGE TO BUYER AT CLOSING.

FEES AND DUES SUBJECT TO CHANGE WITHOUT NOTICE