

Tanoan Community East Association, Inc.

What Do I Get for my Monthly Assessment Fee?

The cost of the following items and services is included in your monthly assessment fee:

- * 24/7 Community Patrol – at the Country Club gate and on scheduled patrols
- * Maintenance of all Common Area Property, Systems, and Equipment
- * Gates (Maintenance Programming, Repairs)
- * Community Website
- * Newsletter
- * Insurance for the Association, all Common Area Systems and Amenities
- * Association Taxes
- * Accountant (CPA) Services for Tax Preparation, Audits, etc.
- * Legal Services by Association Attorney
- * Bank Fees
- * Required Licenses
- * Inspection Fees
- * Monitoring of Safety Procedures and Systems
- * Utilities for Gatehouses
- * Reserve Account Contributions
- * Fire Lines (water)
- * Landscape Maintenance Service for Common Areas
- * Irrigation System for Community Landscaping – Water, Repair, Replacement
- * Building Maintenance for Gatehouses
- * Common Area Lighting – Electricity, Bulbs, Fixture Repair and Replacement
- * Maintenance of association owned walls and fences
- * Repairs Due to Vandalism
- * Maintenance Supplies
- * Postage
- * Printing and Copying
- * Association Meeting and Community Event Expense
- * Association Document Storage
- * Street Maintenance (Pavement, Concrete, Striping)
- * Snow and Ice Removal (streets)
- * Management of Association Business by a Professional Homeowners Association Management Firm (HOAMCO)
 - Including:
 - Accounting
 - Processing and Payment of Association Bills
 - Collection and Processing of Association Fees
 - Respond to Homeowner Concerns and Inquiries
 - Administration of gate operating systems and devices
 - Community Inspections
 - Covenant and Rule Enforcement
 - Emergency Response
 - Banking
 - Investment Account Management
 - Mail Processing

- Association Document Preparation
- Record Keeping
- Corporation Filings with the State
- Preparation of Financial Reports
- Assist Homeowners with Real Estate Transactions and Documentation
- Assist Homeowners with Refinance Transactions
- Monitoring of Local and National Laws
- Advice on Pertinent Legislative Issues
- Oversight of Maintenance and Repairs
- Coordination of Contractor Services
- Solicitation of Bids
- Ability to Demand Competitive Pricing on Services Due to Business Volume
- Educational Programs for Board Members and Community Leaders
- Assist the Board of Directors with:
 - Meetings
 - Budget Preparation
 - Insurance Renewal
 - Homeowner Requests
 - Architectural Modification Requests

There are other items that your Association fee covers, but this is a partial list.