

## NORTH FORK -- WEST SIDE AMENITIES

### Refurbish Current Playset & Add a New Fence (to enclose the Playset) 11/9/2018

	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028
<b>INCOME:</b>											
Beginning Balance	\$17,080	\$5,854	\$7,228	\$11,549	\$1,051	\$5,262	\$8,890	\$12,985	\$17,019	\$20,992	\$21,507
Reserve West-Recreation ( <i>current</i> )	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900	\$3,900
Maintenance Assessment ( <i>current</i> )	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600	\$1,600
Incremental Assessment (Total)	\$0	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000
Incremental Assessment (per Qtr, per homeowner)	\$0	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76	\$6.76
Current Quarterly Assessment	\$37	\$37	\$37	\$37	\$37	\$37	\$37	\$37	\$37	\$37	\$37
New Quarterly Assessment	\$37	\$44	\$44	\$44	\$44	\$44	\$44	\$44	\$44	\$44	\$44
<b>Difference</b>	<b>\$0</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>	<b>\$7</b>

<b>TOTAL INCOME</b>	\$5,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500	\$6,500
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<b>EXPENSES:</b>												
Basketball Court Fencing	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	TBD (2)
Basketball Court Reconstruction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	TBD (1)
Basketball Court Resurfacing	\$0	\$3,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,394	\$0	
Basketball System Replacement	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Basketball Net Replacement	\$0	\$0	\$0	\$0	\$0	\$25	\$0	\$0	\$0	\$0	\$35	
Gate Locks	\$20	\$21	\$21	\$22	\$22	\$23	\$23	\$24	\$24	\$25	\$26	
Liability Insurance	\$900	\$923	\$946	\$969	\$993	\$1,018	\$1,044	\$1,070	\$1,097	\$1,124	\$1,152	
Lighting	\$20	\$21	\$21	\$22	\$22	\$23	\$23	\$24	\$24	\$25	\$26	
Lighting Repairs	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Refurbish current Playset (3)	\$10,016	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,096	
New Playset Fence (8 foot high)	\$5,020	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Playset Annual Inspection	\$0	\$50	\$51	\$53	\$54	\$55	\$57	\$58	\$59	\$61	\$62	
Maintain grass in Playset area	\$0	\$600	\$615	\$630	\$646	\$662	\$679	\$696	\$713	\$731	\$749	
Pressure Cleaning	\$500	\$513	\$525	\$538	\$552	\$566	\$580	\$594	\$609	\$624	\$640	
Tennis Court Benches	\$0	\$0	\$0	\$3,864	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Tennis Court Fencing	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	TBD (2)
Tennis Court Reconstruction	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	TBD (1)
Tennis Court Resurfacing	\$0	\$0	\$0	\$10,900	\$0	\$0	\$0	\$0	\$0	\$0	\$0	
Tennis Court Net Replacements	\$0	\$0	\$0	\$0	\$0	\$500	\$0	\$0	\$0	\$0	\$0	
<b>TOTAL EXPENSES</b>	<b>\$16,726</b>	<b>\$5,126</b>	<b>\$2,179</b>	<b>\$16,998</b>	<b>\$2,289</b>	<b>\$2,872</b>	<b>\$2,405</b>	<b>\$2,466</b>	<b>\$2,527</b>	<b>\$5,985</b>	<b>\$11,786</b>	
<b>ENDING BALANCE</b>	<b>\$5,854</b>	<b>\$7,228</b>	<b>\$11,549</b>	<b>\$1,051</b>	<b>\$5,262</b>	<b>\$8,890</b>	<b>\$12,985</b>	<b>\$17,019</b>	<b>\$20,992</b>	<b>\$21,507</b>	<b>\$16,221</b>	

**Assumptions:**

(1) Would require further evaluation in 2029 and beyond to determine if any reconstruction work is necessary and, if so, could require an additional unbudgeted assessment, if needed.

(2) Need to evaluate cost further based on McKenzie Reserve Study. According to MacKenzie 2019 study, tennis court fence has a 10 year remaining life and basketball court fence has 20 years.

(3) Refurbishment includes new platforms & supports, new soft landing, and permanent elimination of slide. Assumes platform/supports lifespan of 10 years & replacement (\$9K) in 2028.

Assumes 2.5% average annual inflation rate per year