

SUMMARY OF OPTIONS TO GET DRAINAGE/ROADWAY REPAIRS COMPLETED IN NEXT 10 YEARS

OPTION	OPTION / ADJUSTMENT TO DUES	RESULTING YEARLY DUES	CONSTRUCTION COMPLETION YEAR		
			PRIMARY DRAINAGE	ASPHALT OVERLAY	SECONDARY DRAINAGE
1	NO CHANGE	\$350	2016	NOT COMPLETED	NOT COMPLETED
2	INCREASE DUES 15% X 3 YEARS	\$350; \$403; \$463; \$532.....	2015	2020	2023
3	\$200 ASSESSMENT FOR 8 YEARS	\$550 FOR 8 YEARS; THEN BACK TO \$350	2014	2019	2022
4	INCREASE DUES 15% X 1 YR AND \$200 ASSESSMENT FOR 6 YEARS	\$603 FOR 6 YEARS, THEN TO \$403	2014	2018	2021
5	INCREASE DUES 15% X 3 YEARS AND \$200 ASSESSMENT FOR 6 YEARS	\$350; \$603; \$663; \$732x4;\$532, \$532.....	2014	2017	2018

FOX RUN POA - 10 YEAR BUDGET (CURRENT DUES)

YEARLY DUES (PER LOT):	\$350	\$350	\$350	\$350	\$350	\$350	\$350	\$350	\$350	\$350	\$350	\$350
# LOTS:	56	56	56	56	56	56	56	56	56	56	56	56
TOTAL DUES:	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600	\$19,600
DUES INCREASE:		0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
SPECIAL ASSESSMENT:		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

YEAR	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Beginning cash balance	\$17,553	\$8,453	\$5,680	\$11,126	\$2,782	\$7,640	\$16,690	\$25,425	\$33,833	\$41,905	\$49,632	\$57,002
Cash from POA Dues		19,600	19,600	19,600	19,600	19,600	19,600	19,600	19,600	19,600	19,600	19,600
Total Available Cash	\$17,553	\$28,053	\$25,280	\$30,726	\$22,382	\$27,240	\$36,290	\$45,025	\$53,433	\$61,505	\$69,232	\$76,602
Less:												
Lawn Service	\$3,600	\$3,708	\$3,819	\$3,934	\$4,052	\$4,173	\$4,299	\$4,428	\$4,560	\$4,697	\$4,838	\$4,983
FPL	\$600	\$618	\$637	\$656	\$675	\$696	\$716	\$738	\$760	\$783	\$806	\$831
Insurance	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	\$3,478	\$3,582	\$3,690	\$3,800	\$3,914	\$4,032	\$4,153
Lockup Area Maint/Trim	\$700	\$721	\$743	\$765	\$788	\$811	\$836	\$861	\$887	\$913	\$941	\$969
Repairs/Misc.	\$1,200	\$1,236	\$1,273	\$1,311	\$1,351	\$1,391	\$1,433	\$1,476	\$1,520	\$1,566	\$1,613	\$1,661
Repairs (From Below)		\$13,000	\$4,500	\$18,000	\$4,500							
Total Disbursements	\$9,100	\$22,373	\$14,154	\$27,944	\$14,742	\$10,549	\$10,866	\$11,192	\$11,528	\$11,873	\$12,230	\$12,597
Cash Balance (Deficit)	\$8,453	\$5,680	\$11,126	\$2,782	\$7,640	\$16,690	\$25,425	\$33,833	\$41,905	\$49,632	\$57,002	\$64,006

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF EXPENSES)

1st Priority Drainage Repairs (Roadway Crossing Replacement)

Location	Current Cost	Complete	Future Cost
Schedule 1 - 1A to 1	\$ 4,300	Complete	
Schedule 2 - 2 to 3	\$ 5,000	Complete	
Schedule 3 - 3 to 4	\$ 18,000	2015	\$ 19,669
Schedule 4 - 6 to 7	\$ 7,600	2013	\$ 7,828
Schedule 5 - 8 to 9	\$ 5,000	2013	\$ 5,150
Schedule 6 - 10 to 11	\$ 8,000	Complete	
Schedule 7 - 6a @ 24th	\$ 4,500	2016	\$ 5,065

SUMMARY:

WITH CURRENT DUES, ASPHALT OVERLAY WILL NOT BE COMPLETED WITHIN THE NEXT TEN YEARS. 2ND PRIORITY DRAINAGE REPAIRS NOT STARTED.

1" Asphalt Overlay (GOAL)

Location	Current Cost	Complete	Future Cost
	\$ 85,000	NA	NA

2nd Priority Drainage Repairs (Green Area Replacement)

Location	Current Cost	Complete	Future Cost
Structure 1 to 2	6500	NA	NA
Structure 5 to 6	6500	NA	NA
Structure 6 to 6A	5000	NA	NA
Structure 7 to 8	10000	NA	NA
Structure 9 to 10	10000	NA	NA

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF WORK)

FOX RUN POA - 10 YEAR BUDGET (+15% X 3YR)

YEARLY DUES (PER LOT):	\$350	\$403	\$463	\$532	\$532	\$532	\$532	\$532	\$532	\$532	\$532	\$532
# LOTS:	56	56	56	56	56	56	56	56	56	56	56	56
TOTAL DUES:	\$19,600	\$22,540	\$25,921	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809
DUES INCREASE:		15%	15%	15%	0%	0%	0%	0%	0%	0%	0%	0%
SPECIAL ASSESSMENT:		\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

YEAR	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Beginning cash balance	\$17,553	\$8,453	\$8,642	\$20,135	\$20,331	\$39,898	\$59,158	\$78,101	\$96,718	\$7,324	\$1,774	\$5,915
Cash from POA Dues		22,540	25,921	29,809	29,809	29,809	29,809	29,809	29,809	29,809	29,809	29,809
Total Available Cash	\$17,553	\$30,993	\$34,563	\$49,944	\$50,140	\$69,707	\$88,967	\$107,910	\$126,528	\$37,134	\$31,583	\$35,724
Less:												
Lawn Service	\$3,600	\$3,708	\$3,819	\$3,934	\$4,052	\$4,173	\$4,299	\$4,428	\$4,560	\$4,697	\$4,838	\$4,983
FPL	\$600	\$618	\$637	\$656	\$675	\$696	\$716	\$738	\$760	\$783	\$806	\$831
Insurance	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	\$3,478	\$3,582	\$3,690	\$3,800	\$3,914	\$4,032	\$4,153
Lockup Area Maint/Trim	\$700	\$721	\$743	\$765	\$788	\$811	\$836	\$861	\$887	\$913	\$941	\$969
Repairs/Misc.	\$1,200	\$1,236	\$1,273	\$1,311	\$1,351	\$1,391	\$1,433	\$1,476	\$1,520	\$1,566	\$1,613	\$1,661
Repairs (From Below)		\$ 12,978	\$ 4,774	\$ 19,669					\$ 107,675	\$ 23,486	\$ 13,439	\$ 13,842
Total Disbursements	\$9,100	\$22,351	\$14,428	\$29,613	\$10,242	\$10,549	\$10,866	\$11,192	\$119,203	\$35,359	\$25,669	\$26,439
Cash Balance (Deficit)	\$8,453	\$8,642	\$20,135	\$20,331	\$39,898	\$59,158	\$78,101	\$96,718	\$7,324	\$1,774	\$5,915	\$9,285

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF EXPENSES)

1st Priority Drainage Repairs (Roadway Crossing Replacement)

Location	Current Cost	Complete	Future Cost
Schedule 1 - 1A to 1	\$ 4,300	Complete	
Schedule 2 - 2 to 3	\$ 5,000	Complete	
Schedule 3 - 3 to 4	\$ 18,000	2015	\$ 19,669
Schedule 4 - 6 to 7	\$ 7,600	2013	\$ 7,828
Schedule 5 - 8 to 9	\$ 5,000	2013	\$ 5,150
Schedule 6 - 10 to 11	\$ 8,000	Complete	
Schedule 7 - 6a @ 24th	\$ 4,500	2014	\$ 4,774

SUMMARY:

**WITH 15% INCREASE EACH YEAR FOR 3 YEARS,
OVERLAY COMPLETED IN 2020, 2ND PRIORITY
DRAINAGE COMPLETE IN 2023.**

1" Asphalt Overlay (GOAL)

Location	Current Cost	Complete	Future Cost
	\$ 85,000	2020	\$ 107,675

2nd Priority Drainage Repairs (Green Area Replacement)

Location	Current Cost	Complete	Future Cost
Structure 1 to 2	6500	2021	\$ 8,481
Structure 5 to 6	6500	2021	\$ 8,481
Structure 6 to 6A	5000	2021	\$ 6,524
Structure 7 to 8	10000	2022	\$ 13,439
Structure 9 to 10	10000	2023	\$ 13,842

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF WORK)

FOX RUN POA - 10 YEAR BUDGET (+\$200 X 8 YR)

YEARLY DUES (PER LOT):	\$350	\$550	\$550	\$550	\$550	\$550	\$550	\$550	\$550	\$550	\$350	\$350	\$350
# LOTS:	56	56	56	56	56	56	56	56	56	56	56	56	56
TOTAL DUES:	\$19,600	\$30,800	\$30,800	\$30,800	\$30,800	\$30,800	\$30,800	\$30,800	\$30,800	\$30,800	\$19,600	\$19,600	\$19,600
DUES INCREASE:		0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
SPECIAL ASSESSMENT:		\$200	\$200	\$200	\$200	\$200	\$200	\$200	\$200	\$200	\$0	\$0	\$0

YEAR	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Beginning cash balance	\$17,553	\$8,453	\$16,902	\$18,952	\$39,808	\$60,366	\$80,616	\$100,550	\$15,619	\$12,090	\$6,769	\$700
Cash from POA Dues		30,800	30,800	30,800	30,800	30,800	30,800	30,800	30,800	19,600	19,600	19,600
Total Available Cash	\$17,553	\$39,253	\$47,702	\$49,752	\$70,608	\$91,166	\$111,416	\$131,350	\$46,419	\$31,690	\$26,369	\$20,300
Less:												
Lawn Service	\$3,600	\$3,708	\$3,819	\$3,934	\$4,052	\$4,173	\$4,299	\$4,428	\$4,560	\$4,697	\$4,838	\$4,983
FPL	\$600	\$618	\$637	\$656	\$675	\$696	\$716	\$738	\$760	\$783	\$806	\$831
Insurance	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	\$3,478	\$3,582	\$3,690	\$3,800	\$3,914	\$4,032	\$4,153
Lockup Area Maint/Trim	\$700	\$721	\$743	\$765	\$788	\$811	\$836	\$861	\$887	\$913	\$941	\$969
Repairs/Misc.	\$1,200	\$1,236	\$1,273	\$1,311	\$1,351	\$1,391	\$1,433	\$1,476	\$1,520	\$1,566	\$1,613	\$1,661
Repairs (From Below)		\$ 12,978	\$ 19,096					\$ 104,539	\$ 22,802	\$ 13,048	\$ 13,439	
Total Disbursements	\$9,100	\$22,351	\$28,750	\$9,944	\$10,242	\$10,549	\$10,866	\$115,731	\$34,329	\$24,921	\$25,669	\$12,597
Cash Balance (Deficit)	\$8,453	\$16,902	\$18,952	\$39,808	\$60,366	\$80,616	\$100,550	\$15,619	\$12,090	\$6,769	\$700	\$7,703

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF EXPENSES)

1st Priority Drainage Repairs (Roadway Crossing Replacement)

Location	Current Cost	Complete	Future Cost
Schedule 1 - 1A to 1	\$ 4,300	Complete	
Schedule 2 - 2 to 3	\$ 5,000	Complete	
Schedule 3 - 3 to 4	\$ 18,000	2014	\$ 19,096
Schedule 4 - 6 to 7	\$ 7,600	2013	\$ 7,828
Schedule 5 - 8 to 9	\$ 5,000	2013	\$ 5,150
Schedule 6 - 10 to 11	\$ 8,000	Complete	
Schedule 7 - 6a @ 24th	\$ 4,500	2014	\$ 4,774

SUMMARY:

WITH \$200 ASSESSMENT FOR 8 YEARS, OVERLAY COMPLETED IN 2019, 2ND PRIORITY DRAINAGE COMPLETE IN 2022.

1" Asphalt Overlay (GOAL)

Location	Current Cost	Complete	Future Cost
	\$ 85,000	2019	\$ 104,539

2nd Priority Drainage Repairs (Green Area Replacement)

Location	Current Cost	Complete	Future Cost
Structure 1 to 2	6500	2020	\$ 8,234
Structure 5 to 6	6500	2020	\$ 8,234
Structure 6 to 6A	5000	2020	\$ 6,334
Structure 7 to 8	10000	2021	\$ 13,048
Structure 9 to 10	10000	2022	\$ 13,439

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF WORK)

FOX RUN POA - 10 YEAR BUDGET (+15%x1 AND \$200 X 6YR)

YEARLY DUES (PER LOT):	\$350	\$603	\$603	\$603	\$603	\$603	\$603	\$403	\$403	\$403	\$403	\$403
# LOTS:	56	56	56	56	56	56	56	56	56	56	56	56
TOTAL DUES:	\$19,600	\$33,740	\$33,740	\$33,740	\$33,740	\$33,740	\$33,740	\$22,540	\$22,540	\$22,540	\$22,540	\$22,540
DUES INCREASE:		15%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
SPECIAL ASSESSMENT:		\$200	\$200	\$200	\$200	\$200	\$200	\$0	\$0	\$0	\$0	\$0

YEAR	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Beginning cash balance	\$17,553	\$8,453	\$19,842	\$24,832	\$48,628	\$72,126	\$95,316	\$16,696	\$5,906	\$4,251	\$1,870	\$12,180
Cash from POA Dues		33,740	33,740	33,740	33,740	33,740	33,740	22,540	22,540	22,540	22,540	22,540
Total Available Cash	\$17,553	\$42,193	\$53,582	\$58,572	\$82,368	\$105,866	\$129,056	\$39,236	\$28,446	\$26,791	\$24,410	\$34,720
Less:												
Lawn Service	\$3,600	\$3,708	\$3,819	\$3,934	\$4,052	\$4,173	\$4,299	\$4,428	\$4,560	\$4,697	\$4,838	\$4,983
FPL	\$600	\$618	\$637	\$656	\$675	\$696	\$716	\$738	\$760	\$783	\$806	\$831
Insurance	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	\$3,478	\$3,582	\$3,690	\$3,800	\$3,914	\$4,032	\$4,153
Lockup Area Maint/Trim	\$700	\$721	\$743	\$765	\$788	\$811	\$836	\$861	\$887	\$913	\$941	\$969
Repairs/Misc.	\$1,200	\$1,236	\$1,273	\$1,311	\$1,351	\$1,391	\$1,433	\$1,476	\$1,520	\$1,566	\$1,613	\$1,661
Repairs (From Below)		\$ 12,978	\$ 19,096				\$ 101,494	\$ 22,138	\$ 12,668	\$ 13,048		
Total Disbursements	\$9,100	\$22,351	\$28,750	\$9,944	\$10,242	\$10,549	\$112,360	\$33,330	\$24,195	\$24,921	\$12,230	\$12,597
Cash Balance (Deficit)	\$8,453	\$19,842	\$24,832	\$48,628	\$72,126	\$95,316	\$16,696	\$5,906	\$4,251	\$1,870	\$12,180	\$22,124

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF EXPENSES)

1st Priority Drainage Repairs (Roadway Crossing Replacement)

Location	Current Cost	Complete	Future Cost
Schedule 1 - 1A to 1	\$ 4,300	Complete	
Schedule 2 - 2 to 3	\$ 5,000	Complete	
Schedule 3 - 3 to 4	\$ 18,000	2014	\$ 19,096
Schedule 4 - 6 to 7	\$ 7,600	2013	\$ 7,828
Schedule 5 - 8 to 9	\$ 5,000	2013	\$ 5,150
Schedule 6 - 10 to 11	\$ 8,000	Complete	
Schedule 7 - 6a @ 24th	\$ 4,500	2014	\$ 4,774

SUMMARY:

WITH 15% INCREASE IN DUES TO \$403 AND \$200 ASSESSMENT FOR 6 YEARS, OVERLAY COMPLETED IN 2018, 2ND PRIORITY DRAINAGE COMPLETE IN 2021.

1" Asphalt Overlay (GOAL)

Location	Current Cost	Complete	Future Cost
	\$ 85,000	2018	\$ 101,494

2nd Priority Drainage Repairs (Green Area Replacement)

Location	Current Cost	Complete	Future Cost
Structure 1 to 2	6500	2019	\$ 7,994
Structure 5 to 6	6500	2019	\$ 7,994
Structure 6 to 6A	5000	2019	\$ 6,149
Structure 7 to 8	10000	2020	\$ 12,668
Structure 9 to 10	10000	2021	\$ 13,048

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF WORK)

FOX RUN POA - 10 YEAR BUDGET (+15%x3 AND \$200 X 6YR)

YEARLY DUES (PER LOT):	\$350	\$603	\$663	\$732	\$732	\$732	\$732	\$532	\$532	\$532	\$532	\$532
# LOTS:	56	56	56	56	56	56	56	56	56	56	56	56
TOTAL DUES:	\$19,600	\$33,740	\$37,121	\$41,009	\$41,009	\$41,009	\$41,009	\$29,809	\$29,809	\$29,809	\$29,809	\$29,809
DUES INCREASE:		15%	15%	15%	0%	0%	0%	0%	0%	0%	0%	0%
SPECIAL ASSESSMENT:		\$200	\$200	\$200	\$200	\$200	\$200	\$0	\$0	\$0	\$0	\$0

YEAR	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
Beginning cash balance	\$17,553	\$8,453	\$19,842	\$28,213	\$59,278	\$90,045	\$21,966	\$6,736	\$25,353	\$43,635	\$61,570	\$79,150
Cash from POA Dues		33,740	37,121	41,009	41,009	41,009	41,009	29,809	29,809	29,809	29,809	29,809
Total Available Cash	\$17,553	\$42,193	\$56,963	\$69,222	\$100,287	\$131,054	\$62,976	\$36,545	\$55,162	\$73,444	\$91,379	\$108,959
Less:												
Lawn Service	\$3,600	\$3,708	\$3,819	\$3,934	\$4,052	\$4,173	\$4,299	\$4,428	\$4,560	\$4,697	\$4,838	\$4,983
FPL	\$600	\$618	\$637	\$656	\$675	\$696	\$716	\$738	\$760	\$783	\$806	\$831
Insurance	\$3,000	\$3,090	\$3,183	\$3,278	\$3,377	\$3,478	\$3,582	\$3,690	\$3,800	\$3,914	\$4,032	\$4,153
Lockup Area Maint/Trim	\$700	\$721	\$743	\$765	\$788	\$811	\$836	\$861	\$887	\$913	\$941	\$969
Repairs/Misc.	\$1,200	\$1,236	\$1,273	\$1,311	\$1,351	\$1,391	\$1,433	\$1,476	\$1,520	\$1,566	\$1,613	\$1,661
Repairs (From Below)		\$ 12,978	\$ 19,096			\$ 98,538	\$ 45,374					
Total Disbursements	\$9,100	\$22,351	\$28,750	\$9,944	\$10,242	\$109,088	\$56,240	\$11,192	\$11,528	\$11,873	\$12,230	\$12,597
Cash Balance (Deficit)	\$8,453	\$19,842	\$28,213	\$59,278	\$90,045	\$21,966	\$6,736	\$25,353	\$43,635	\$61,570	\$79,150	\$96,362

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF EXPENSES)

1st Priority Drainage Repairs (Roadway Crossing Replacement)

Location	Current Cost	Complete	Future Cost
Schedule 1 - 1A to 1	\$ 4,300	Complete	
Schedule 2 - 2 to 3	\$ 5,000	Complete	
Schedule 3 - 3 to 4	\$ 18,000	2014	\$ 19,096
Schedule 4 - 6 to 7	\$ 7,600	2013	\$ 7,828
Schedule 5 - 8 to 9	\$ 5,000	2013	\$ 5,150
Schedule 6 - 10 to 11	\$ 8,000	Complete	
Schedule 7 - 6a @ 24th	\$ 4,500	2013	\$ 4,635

SUMMARY:

WITH 15% INCREASE IN DUES FOR 3 YEARS AND \$200 ASSESSMENT FOR 6 YEARS, OVERLAY COMPLETED IN 2017, 2ND PRIORITY DRAINAGE COMPLETE IN 2018.

1" Asphalt Overlay (GOAL)

Location	Current Cost	Complete	Future Cost
	\$ 85,000	2017	\$ 98,538

2nd Priority Drainage Repairs (Green Area Replacement)

Location	Current Cost	Complete	Future Cost
Structure 1 to 2	6500	2018	\$ 7,761
Structure 5 to 6	6500	2018	\$ 7,761
Structure 6 to 6A	5000	2018	\$ 5,970
Structure 7 to 8	10000	2018	\$ 11,941
Structure 9 to 10	10000	2018	\$ 11,941

(NOTE: 3% ESCALATION WAS ASSUMED FOR FUTURE COST OF WORK)