Special Assessment #1 Approved at Board Meeting on June 25, 2024

Project	**Est Cost**	**Reserves**	**Assessment**	**Notes**
Elevators	780,000	169,333	610,667	TKE $646k + $47k Interior Cabs + $17k Doghouse + Contingency $70k = $780k
Project Manager	46,800		46,800	Based on 6% of Elevator MOD Cost
Roof	400,000	140,000	260,000	Sutter Bid $364k + Contingency $36k = $400k
Assessment #1	1,226,800	309,333	**917,467**	
Carports	900,000	254,650	645,350	High bid $775, Mid $650 + (Upgrades+Contingency) $125k = $900k
Paving/Drainage	300,000	49,000	251,000	Estimate $120k + 150k Drainage + Contingency $30k = $300k
Decorative Block	250,000	100,000	150,000	$200k Estimate + Contingency $50k = $250k
Engineering	190,000		190,000	Based upon Thorton Tomasetti expenses incurred for Phase I and proposal for remaining phases
Project Manager	96,300		96,300	Based on 6% of Carport, Paving/Drainage, Decorative Block, and Engineering (less TT Phase I expense)
Attorney	25,000		25,000	Estimate
Insurance Claim		66,000	-66,000	Ian Claim Payments Received; Reduces assessment amount.
Assessment #2	1,761,300	469,650	**1,291,650**	
Total	2,988,100	778,983	**2,209,117**	