

**Condo Fee Budget - Arcola Town Homes**

<b>ADMISITRATIVE EXPENSE</b>	
Management & Accounting	\$ 26,100.00
<b>TOTAL ADMINISTRATION EXPENSE</b>	<b>\$ 26,100.00</b>
<b>OPERATINGEXPENSE</b>	
Electricity (Common Area)	\$ 11,700.00
Water ( Irrigation)	\$ 9,156.00
Lanscape / Snow Cleaning	\$ 45,134.00
Solid Waste Removal	\$ 37,440.00
<b>TOTAL OPERATING EXPENSE</b>	<b>\$ 103,430.00</b>
<b>MAINTENANCE EXPENSE</b>	
Landscape ( Repair / Replace / Annuals)	\$ 5,400.00
Electrical Maintenance	\$ 750.00
Sprinkler Blow-Out and Maintenance	\$ 6,230.00
Building Repair	\$ 1,500.00
Parking Line Paint and Cross Walk Paint	\$ 1,500.00
<b>TOTAL MAINTENANCE EXPENSE</b>	<b>\$ 15,380.00</b>
<b>INSURANCE EXPENSE</b>	
All Risk, Liability, D & O, Appraisal	\$ 67,860.00
<b>TOTAL INSURANCE EXPENSE</b>	<b>\$ 67,860.00</b>
<b>REPLACEMENT RESERVES</b>	
Roofing @ \$234,000 @ 30 years	\$ 5,850.00
Exterior Painting \$52,400 @ 10years	\$ 5,240.00
Reserve Fund Contribution	\$ 10,440.00
<b>TOTAL REPLACEMENT RESERVES</b>	<b>\$ 21,530.00</b>
<b>TOTAL BUDGETED EXPENSE</b>	<b>\$ 238,986.00</b>

\* The above noted budget is only an estimate. It has been determined on a reasonable economic basis at the time of creation and is subject to change without notice

\*The passage of time will have a great effect on the accuracy and the validity of these figures. This budget is based on new construction turnover to the condo board.

\* the proposed budgeted is for year 1 only

\*the allocation of condominium fees to individual units will be made in accordance with sale agreement and the proposed condominium budgets

\* these fees do not take into consideration the fact that the vendor/developer is not required to pay condo for unsold/unoccupied units, adjustments may be required by the condo board to account for any shortfall

\*this budget is an estimate presented for informational purposes only. The Vendor/Developer accepts no responsibility or liability for its accuracy or any reliance there upon

\*this budget was prepared by Empire 81 Management Corporation On Feb 19 2020

Civic Address	Street Name	Legal Unit No.	UNIT FACTOR			
<b>Building 2</b>				<b>Area is Sq. M</b>	<b>Annual Condo Fees</b>	<b>Monthly Fees</b>
7810	Spring Willow Drive S.W.	116	106	208.97	\$ 2,533.25	\$ 211.10
7812	Spring Willow Drive S.W.	117	106	206.16	\$ 2,533.25	\$ 211.10
7814	Spring Willow Drive S.W.	118	105	206.16	\$ 2,509.35	\$ 209.11
7816	Spring Willow Drive S.W.	119	106	208.97	\$ 2,533.25	\$ 211.10
<b>Building 1</b>				<b>Area is Sq. M</b>		
7828	Spring Willow Drive S.W.	73	106	208.97	\$ 2,533.25	\$ 211.10
7826	Spring Willow Drive S.W.	74	106	206.16	\$ 2,533.25	\$ 211.10
7824	Spring Willow Drive S.W.	75	106	208.97	\$ 2,533.25	\$ 211.10
<b>Building 10</b>				<b>Area is Sq. M</b>		
7838	Spring Willow Drive S.W.	86	106	208.97	\$ 2,533.25	\$ 211.10
7836	Spring Willow Drive S.W.	87	106	206.16	\$ 2,533.25	\$ 211.10
7834	Spring Willow Drive S.W.	88	106	208.97	\$ 2,533.25	\$ 211.10
<b>Building 11</b>				<b>Area is Sq. M</b>		
203	7820 Spring Willow Drive S.W.	59	127	247.55	\$ 3,035.12	\$ 252.93
205	7820 Spring Willow Drive S.W.	60	127	249.03	\$ 3,035.12	\$ 252.93
207	7820 Spring Willow Drive S.W.	61	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 12</b>				<b>Area is Sq. M</b>		
213	7820 Spring Willow Drive S.W.	50	127	247.55	\$ 3,035.12	\$ 252.93
215	7820 Spring Willow Drive S.W.	51	127	249.03	\$ 3,035.12	\$ 252.93
217	7820 Spring Willow Drive S.W.	52	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 13</b>				<b>Area is Sq. M</b>		
223	7820 Spring Willow Drive S.W.	77	127	247.58	\$ 3,035.12	\$ 252.93
225	7820 Spring Willow Drive S.W.	78	127	249.02	\$ 3,035.12	\$ 252.93
227	7820 Spring Willow Drive S.W.	79	127	249.02	\$ 3,035.12	\$ 252.93
229	7820 Spring Willow Drive S.W.	80	126	247.56	\$ 3,011.22	\$ 250.94
<b>Building 14</b>				<b>Area is Sq. M</b>		
237	7820 Spring Willow Drive S.W.	68	127	247.58	\$ 3,035.12	\$ 252.93
239	7820 Spring Willow Drive S.W.	69	127	249.02	\$ 3,035.12	\$ 252.93
241	7820 Spring Willow Drive S.W.	70	127	249.02	\$ 3,035.12	\$ 252.93
243	7820 Spring Willow Drive S.W.	71	126	247.56	\$ 3,011.22	\$ 250.94
<b>Building 15</b>				<b>Area is Sq. M</b>		
249	7820 Spring Willow Drive S.W.	54	127	247.58	\$ 3,035.12	\$ 252.93
251	7820 Spring Willow Drive S.W.	55	127	249.02	\$ 3,035.12	\$ 252.93
253	7820 Spring Willow Drive S.W.	56	127	249.02	\$ 3,035.12	\$ 252.93
255	7820 Spring Willow Drive S.W.	57	126	247.56	\$ 3,011.22	\$ 250.94
<b>Building 16</b>				<b>Area is Sq. M</b>		
258	7820 Spring Willow Drive S.W.	94	106	208.79	\$ 2,533.25	\$ 211.10
256	7820 Spring Willow Drive S.W.	95	105	205.45	\$ 2,509.35	\$ 209.11
254	7820 Spring Willow Drive S.W.	96	106	205.45	\$ 2,533.25	\$ 211.10
252	7820 Spring Willow Drive S.W.	97	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 17</b>				<b>Area is Sq. M</b>		
246	7820 Spring Willow Drive S.W.	99	106	208.79	\$ 2,533.25	\$ 211.10
244	7820 Spring Willow Drive S.W.	100	106	205.45	\$ 2,533.25	\$ 211.10
242	7820 Spring Willow Drive S.W.	101	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 18</b>				<b>Area is Sq. M</b>		
236	7820 Spring Willow Drive S.W.	90	106	208.79	\$ 2,533.25	\$ 211.10
234	7820 Spring Willow Drive S.W.	91	106	205.45	\$ 2,533.25	\$ 211.10
232	7820 Spring Willow Drive S.W.	92	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 19</b>				<b>Area is Sq. M</b>		
226	7820 Spring Willow Drive S.W.	82	106	208.79	\$ 2,533.25	\$ 211.10
224	7820 Spring Willow Drive S.W.	83	106	205.45	\$ 2,533.25	\$ 211.10
222	7820 Spring Willow Drive S.W.	84	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 9</b>				<b>Area is Sq. M</b>		
103	7820 Spring Willow Drive S.W.	112	127	247.55	\$ 3,035.12	\$ 252.93
105	7820 Spring Willow Drive S.W.	113	127	249.03	\$ 3,035.12	\$ 252.93
107	7820 Spring Willow Drive S.W.	114	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 8</b>				<b>Area is Sq. M</b>		

117	7820 Spring Willow Drive S.W.	108	127	247.55	\$ 3,035.12	\$ 252.93
115	7820 Spring Willow Drive S.W.	109	127	249.03	\$ 3,035.12	\$ 252.93
113	7820 Spring Willow Drive S.W.	110	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 7</b>				<b>Area is Sq. M</b>		
133	7820 Spring Willow Drive S.W.	103	127	247.58	\$ 3,035.12	\$ 252.93
135	7820 Spring Willow Drive S.W.	104	127	249.02	\$ 3,035.12	\$ 252.93
137	7820 Spring Willow Drive S.W.	105	127	249.02	\$ 3,035.12	\$ 252.93
139	7820 Spring Willow Drive S.W.	106	126	247.56	\$ 3,011.22	\$ 250.94
<b>Building 6</b>				<b>Area is Sq. M</b>		
2211	77 Street S.W.	134	106	208.79	\$ 2,533.25	\$ 211.10
2213	77 Street S.W.	135	106	205.45	\$ 2,533.25	\$ 211.10
2215	77 Street S.W.	136	105	205.45	\$ 2,509.35	\$ 209.11
2217	77 Street S.W.	137	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 5</b>				<b>Area is Sq. M</b>		
2223	77 Street S.W.	130	106	208.79	\$ 2,533.25	\$ 211.10
2225	77 Street S.W.	131	106	205.45	\$ 2,533.25	\$ 211.10
2227	77 Street S.W.	132	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 4</b>				<b>Area is Sq. M</b>		
2233	77 Street S.W.	126	106	208.79	\$ 2,533.25	\$ 211.10
2235	77 Street S.W.	127	106	205.45	\$ 2,533.25	\$ 211.10
2237	77 Street S.W.	128	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 3</b>				<b>Area is Sq. M</b>		
2243	77 Street S.W.	121	106	208.79	\$ 2,533.25	\$ 211.10
2245	77 Street S.W.	122	106	205.45	\$ 2,533.25	\$ 211.10
2247	77 Street S.W.	123	105	205.45	\$ 2,509.35	\$ 209.11
2249	77 Street S.W.	124	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 20</b>				<b>Area is Sq. M</b>		
7811	Spring Willow Drive S.W.	27	106	208.97	\$ 2,533.25	\$ 211.10
7813	Spring Willow Drive S.W.	28	106	206.16	\$ 2,533.25	\$ 211.10
7815	Spring Willow Drive S.W.	29	106	208.97	\$ 2,533.25	\$ 211.10
<b>Building 21</b>				<b>Area is Sq. M</b>		
2323	77 Street S.W.	31	106	208.89	\$ 2,533.25	\$ 211.10
2325	77 Street S.W.	32	105	205.45	\$ 2,509.35	\$ 209.11
2327	77 Street S.W.	33	105	205.45	\$ 2,509.35	\$ 209.11
2329	77 Street S.W.	34	104	205.45	\$ 2,485.45	\$ 207.12
2331	77 Street S.W.	35	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 23</b>				<b>Area is Sq. M</b>		
10	7825 Spring Willow Drive S.W.	121	127	247.55	\$ 3,035.12	\$ 252.93
12	7825 Spring Willow Drive S.W.	122	127	249.03	\$ 3,035.12	\$ 252.93
14	7825 Spring Willow Drive S.W.	123	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 24</b>				<b>Area is Sq. M</b>		
24	7825 Spring Willow Drive S.W.	37	127	247.55	\$ 3,035.12	\$ 252.93
22	7825 Spring Willow Drive S.W.	38	127	249.03	\$ 3,035.12	\$ 252.93
20	7825 Spring Willow Drive S.W.	39	126	247.81	\$ 3,011.22	\$ 250.94
<b>Building 25</b>				<b>Area is Sq. M</b>		
36	7825 Spring Willow Drive S.W.	45	106	208.79	\$ 2,533.25	\$ 211.10
34	7825 Spring Willow Drive S.W.	46	106	205.45	\$ 2,533.25	\$ 211.10
32	7825 Spring Willow Drive S.W.	47	105	205.45	\$ 2,509.35	\$ 209.11
30	7825 Spring Willow Drive S.W.	48	106	208.89	\$ 2,533.25	\$ 211.10
<b>Building 26</b>				<b>Area is Sq. M</b>		
31	7825 Spring Willow Drive S.W.	63	127	247.58	\$ 3,035.12	\$ 252.93
33	7825 Spring Willow Drive S.W.	64	127	249.02	\$ 3,035.12	\$ 252.93
35	7825 Spring Willow Drive S.W.	65	127	249.02	\$ 3,035.12	\$ 252.93
37	7825 Spring Willow Drive S.W.	66	126	247.56	\$ 3,011.22	\$ 250.94
		<b>TOTAL</b>	<b>10000</b>		<b>\$ 238,986.00</b>	<b>\$ 19,915.50</b>