

# FUTURE EXPENDITURE ANALYSIS

# HAMPTON COURT HOA

Inflation Rate	%	3	Current												
Fiscal Year End Dec 31		Repair	Replace	Forecast	Year										
		%	Repair	Total Rem	1	2	3	4	5	6	7	8	9	10	
Reserve Components			Cost	Life	Life	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
<b>BUILDING EXTERIORS</b>															
1- Exterior Paint, Stucco			13596	10	8								17223		
2- Exterior Paint, Trim, Stair & Balcony Rail			7622	5	3			8329					9655		
3- Exterior, Stucco & Trim Repair			2060	10	8								2610		
4- Carport, Trim Paint & Repair			1391	10	8								1762		
<b>FENCING &amp; WALLS</b>															
5- Iron Gate, Painting & Repair			660	10	8								836		
<b>Townhouses</b>															
6- Wood Patio Fencing & Retaining Wall			7781	20	18										
<b>Condominiums</b>															
7- Patio-Fence, Fences, Trellis & Arbor			17324	20	18										
<b>LANDSCAPING</b>															
8- Backflow Device			515	20	18										
9- Irrigation Timer			824	15	13										
10- Irrigation Valves			1545	5	3			1688					1957		
<b>LIGHTING</b>															
11- Porch Lights, Exterior			8806	25	23										
12- Pole Lights, Replacement			6695	30	5					7761					
13- Lighting Repair		7	1085	5	3			1186					1374		
<b>PAVED SURFACES</b>															
14- Asphalt Sealcoat, Stripping & Repair			3764	5	3			4113					4768		
15- Concrete Stairs, Curbs & Walkway			1030	20	18										
<b>ROOFING</b>															
16- Composition Shingles			22323	17	12										
17- Gutters & Downspouts			4635	25	23										
<b>OTHERS</b>															
18- Mailbox Clusters			454	20	18										
19- Unplanned Project Fund		5	403	1	1	415	427	440	453	467	481	496	510	526	541
<b>TOTAL</b>						415	427	15756	453	8228	481	496	40696	526	541

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Inflation Rate	%	3	Current												
Fiscal Year End Dec 31		Repair	Replace	Forecast	Year										
		%	Repair	Total Rem	11	12	13	14	15	16	17	18	19	20	
Reserve Components			Cost	Life	Life	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027
<b>BUILDING EXTERIORS</b>															
1- Exterior Paint, Stucco			13596	10	8									23146	
2- Exterior Paint, Trim, Stair & Balcony Rail			7622	5	3			11193						12976	
3- Exterior, Stucco & Trim Repair			2060	10	8									3507	
4- Carport, Trim Paint & Repair			1391	10	8									2368	
<b>FENCING &amp; WALLS</b>															
5- Iron Gate, Painting & Repair			660	10	8									1124	
<b>Townhouses</b>															
6- Wood Patio Fencing & Retaining Wall			7781	20	18									13247	
<b>Condominiums</b>															
7- Patio-Fence, Fences, Trellis & Arbor			17324	20	18									29493	
<b>LANDSCAPING</b>															
8- Backflow Device			515	20	18									877	
9- Irrigation Timer			824	15	13			1210							
10- Irrigation Valves			1545	5	3			2269						2630	
<b>LIGHTING</b>															
11- Porch Lights, Exterior			8806	25	23										
12- Pole Lights, Replacement			6695	30	5										
13- Lighting Repair		7	1085	5	3			1593						1847	
<b>PAVED SURFACES</b>															
14- Asphalt Sealcoat, Stripping & Repair			3764	5	3			5528						6408	
15- Concrete Stairs, Curbs & Walkway			1030	20	18									1754	
<b>ROOFING</b>															
16- Composition Shingles			22323	17	12			31827							
17- Gutters & Downspouts			4635	25	23										
<b>OTHERS</b>															
18- Mailbox Clusters			454	20	18									773	
19- Unplanned Project Fund		5	403	1	1	558	574	592	609	628	647	666	686	706	728
<b>TOTAL</b>						558	32402	22385	609	628	647	666	100835	706	728

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# HAMPTON COURT HOA

Inflation Rate	%	3	Current												
Fiscal Year End Dec 31		Repair	Replace	Forecast	Year										
	%	Repair	Total Rem	Life	Life	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037
Reserve Components		Cost	Life	Life											
<b>BUILDING EXTERIORS</b>															
1- Exterior Paint, Stucco		13596	10	8									31107		
2- Exterior Paint, Trim, Stair & Balcony Rail		7622	5	3				15043					17439		
3- Exterior, Stucco & Trim Repair		2060	10	8									4713		
4- Carport, Trim Paint & Repair		1391	10	8									3183		
<b>FENCING &amp; WALLS</b>															
5- Iron Gate, Painting & Repair		660	10	8									1510		
<b>Townhouses</b>															
6- Wood Patio Fencing & Retaining Wall		7781	20	18											
<b>Condominiums</b>															
7- Patio-Fence, Fences, Trellis & Arbor		17324	20	18											
<b>LANDSCAPING</b>															
8- Backflow Device		515	20	18											
9- Irrigation Timer		824	15	13									1885		
10- Irrigation Valves		1545	5	3				3049					3535		
<b>LIGHTING</b>															
11- Porch Lights, Exterior		8806	25	23				17379							
12- Pole Lights, Replacement		6695	30	5											
13- Lighting Repair	7	1085	5	3				2141					2482		
<b>PAVED SURFACES</b>															
14- Asphalt Sealcoat, Stripping & Repair		3764	5	3				7429					8612		
15- Concrete Stairs, Curbs & Walkway		1030	20	18											
<b>ROOFING</b>															
16- Composition Shingles		22323	17	12										52606	
17- Gutters & Downspouts		4635	25	23				9148							
<b>OTHERS</b>															
18- Mailbox Clusters		454	20	18											
19- Unplanned Project Fund	5	403	1	1	750	772	795	819	844	869	895	922	949	978	
<b>TOTAL</b>					750	772	54984	819	844	869	895	75387	53555	978	