

SUMMARY OF PAINT, SIDING, AND ROOF REPLACEMENT

X = bldg rec'd new roof EXCEPT one unit. This unit had its roof rplc'd within the last 5 yrs.

BUILDINGS																Roof \$	Total \$	Bldgs
Yr Built :	1984	1984	1984	1980	1981	1981	1982	1984	1984	1984	1983	1983	1983	1983	1981			
Unit #:	4000-4008	4001-4009	4012-4020	4101-4109	4113-4121	4120-4128	4123-4131	4211-4219	4221-4229	4233-4241	4243-4251	4253-4261	4263-4271	4273-4281	4283-4291			
1997		4005-R			Roofed 1994	Re-Roofed										\$9,100	\$30,691	1 roof
						Paint/Siding										\$21,600		1 rehab
1998				4109-R							Re-Roofed					\$8,000	\$39,919	2 roofs
						Paint/Siding				Paint/Siding						\$32,000		3 rehabs
1999	Re-Roofed		4020-R											Re-Roofed	Re-Roofed	\$25,000	\$38,965	5 roofs
														Paint/Siding		\$14,000		4 rehabs
2000										Re-Roofed				Re-Roofed		\$15,800	\$43,954	7 roofs
	Paint/Siding													Paint/Siding		\$28,150		6 rehabs
2001																\$12,400	\$39,219	9 roofs
		Re-Roof (X)		Re-Roof (X)												\$26,800		8 rehabs
2002		Paint/Siding		Paint/Siding						Re-Roofed				Re-Roofed		\$15,500	\$52,425	11 roofs
									Paint/Siding				Paint/Siding			\$39,200		10 rehabs
2003										Re-Roofed						\$7,500	\$56,300	12 roofs
										Paint/Siding						\$48,800		12 rehabs
2004			Re-Roof (X)				Re-Roofed									\$14,922	\$48,922	not 4020 14 roofs
										Paint/Siding						\$34,000		13 rehabs
2005			Paint/Siding		Paint/Siding	P/S - 8 yr										Averages		
2006										P/S - 8 yr						Pnt/Sid: As of 12/04: \$244,550 for 13 units or \$18,800 each		
2007														P/S - 8 yr		or \$37,600 for two.		
2008														P/S - 8 yr		Roofs: As of 12/04: \$108,200 for 14 roofs or \$7,800 each		
2009						Re-Roof 15yr										or \$15,550 for two.		
2010																\$53,100 = Avg. Annual Cost for 2 roofs & rehabs		
2011						P/S - 5 yr	P/S - 5 yr									Average cost increases: Costs rise avg 11%/yr Dues rise avg 7%/yr.		
2012							Re-Roof 15yr								P/S - 5 yr			
2013															P/S - 5 yr			
2014	Re-Roof 15yr													Re-Roof 15yr	Re-Roof 15yr			
		P/S - 5 yr		P/S - 5 yr														
2015						P/S - 5 yr	P/S - 5 yr							Re-Roof 15yr				
2016				Re-Roof 15yr														
						P/S - 5 yr								P/S - 5 yr				
2017						Re-Roof 15yr	Re-Roof 15yr							Re-Roof 15yr				
															P/S - 5 yr			
2018	Re-Roof 15yr													Re-Roof 15yr				
		P/S - 5 yr													P/S - 5 yr			
2019							Re-Roof 15yr								Re-Roof 15yr	Re-Roof 15yr		
		P/S - 5 yr		P/S - 5 yr														
2020						P/S - 5 yr	P/S - 5 yr											
										Re-Roof 15yr				Re-Roof 15yr				