

**THE PROPRIETORS OF STRATA PLAN #25**

**CAPITAL EXPENDITURE**

**Dec-07**

**Balance brought forward from 2006**  
**Capital Assessment - Jan 2007**  
**Contribution from Oceanside Marketing**

<u>YTD</u>	<u>Budget</u>
(111,978)	
(200,708)	
(50,000)	
<b>(362,686)</b>	

**EXPENSES**

COMMON AREA

Asphalt - Entrance, Parking Lot + Striping/Speed Bumps	6,352	
Bathroom	13,464	
Gym Equipment	-	
Lighting - Foot Path, Foliage, Beach Front, Outside Bldg Lights	54,051	3,000
Walkways - Patching	971	3,000
Walkways - New	100,458	70,000
Misc. - Painting, Lighting, Damage, Patching etc.	14,015	10,000
	<b>189,311</b>	<b>86,000</b>

GROUNDS

Dumpster Area	-	
Gazebo	3,694	2,500
Gazebo - Tiling	-	
Landscaping including Fencing	52,063	2,000
Lift Station/Pumps	25,090	
Misc. - Plant Damage, Curbs Sprinklers etc.	7,175	6,500
	<b>88,021</b>	<b>11,000</b>

MAINTENANCE

Buildings Painting - Outside	13,352	7,500
Door Locks	1,005	
Elevator	-	
Electric Installation & Wiring	30,005	
Façade & Balustrade	713	
Radios for Communication	650	
Roof - Building 1	-	
Roof - Building 2	-	
Roof - Building 3	-	
Roof - Building 4	-	
Roof - Building 5	-	
Roof - Building 6	-	
Windows/Doors	-	
Misc. - Painting, Doors, Tile Repairs etc.	660	15,000
Misc. - Potential Electrical Problems/Generator	-	15,000
Misc. - Potential Plumbing and MEP Problems, Pumps etc.	728	15,000
	<b>47,112</b>	<b>52,500</b>

POOL & BEACH

Beach Furniture	5,968	
Hot Tub & Surrounding Area	39,110	
Pool, Deck & Furniture	122,832	
Pool Pumps & Equipment	1,007	
Pool Surface	4,607	
Pool Surface - Marcite Repair	-	5,000
Walkway to Beach/Footbath	1,354	
Misc. - Coping, Furniture Breakage, Dune Deck Repair, Sailboat	9,829	13,500
	<b>184,706</b>	<b>18,500</b>

**Year End Capex Reserve Balance - Overspent**

**146,464.59**

SUMMARY

COMMON AREA	189,311	86,000
GROUNDS	88,021	11,000
MAINTENANCE	47,112	52,500
POOL & BEACH	184,706	18,500
MISC OTHER/FUTURE RESERVE *	-	33,000
<b>TOTAL EXPENSES</b>	<b>509,151</b>	<b>201,000</b>