

Hiller Highlands I Association
Oakland, California
Component Summary

| Description | Future Cost | Useful Life | Remaining Life | Adjustment | Distribution | Required Contribution | Ideally Funded |
|--|----------------|----------------|-------------------|------------|--------------|--------------------------|-------------------|
| Asphalt | | | | | | | |
| Asphalt: Overlay | 167,029 | 25 | 24 | | 0 | 382.91 | 5,237 |
| Asphalt: Repairs | 4,500 | 6 | 0 | | 4,500 | 45.23 | 4,500 |
| Asphalt: Seal Coat | 5,371 | 12 | 0 | | 5,371 | 28.40 | 5,371 |
| Asphalt: Slurry Seal | 10,595 | 12 | 5 | | 5,875 | 52.52 | 5,875 |
| Asphalt - Total | \$187,496 | | | | \$15,746 | \$509 | \$20,983 |
| Concrete | | | | | | | |
| Concrete - Stairs/Pads/Prkng/Drive-R.. | unfunded | | | | | | |
| Decks | | | | | | | |
| Decks: Wood-Replace | 25,249 | 20 | 5 | | 18,000 | 78.90 | 18,000 |
| Decks - Total | \$25,249 | | | | \$18,000 | \$79 | \$18,000 |
| Doors | | | | | | | |
| Doors: Storage-Replace | 19,403 | 30 | 19 | | 0 | 56.67 | 5,867 |
| Doors - Total | \$19,403 | | | | | \$57 | \$5,867 |
| Fencing | | | | | | | |
| Fence: Wood-Replace | 2,062 | 20 | 4 | | 1,584 | 6.50 | 1,584 |
| Fencing - Total | \$2,062 | | | | \$1,584 | \$6 | \$1,584 |
| Grounds Components | | | | | | | |
| French Drain - Replace/Repairs | 13,557 | 20 | 8 | | 4,615 | 62.31 | 7,500 |
| Sewer Lateral: Replace | 219,835 | 40 | 17 | | 0 | 720.11 | 106,375 |
| Grounds Components - Total | \$233,392 | | | | \$4,615 | \$782 | \$113,875 |
| Insurance | | | | | | | |
| Earthquake Insurance | 33,000 | 1 | 0 | | 33,000 | 1,907.89 | 33,000 |
| Insurance - Total | \$33,000 | | | | \$33,000 | \$1,908 | \$33,000 |
| Irrigation | | | | | | | |
| Irrigation: Valves-Replace | 468 | 3 | 0 | 1 | 468 | 9.17 | 468 |
| Irrigation - Total | \$468 | | | | \$468 | \$9 | \$468 |
| Landscaping | | | | | | | |
| Irrigation: Smart Controller System, R.. | 9,233 | 15 | 7 | | 4,587 | 36.71 | 4,587 |
| Landscape: Back Flow Preventor-Rep.. | 4,686 | 30 | 4 | | 3,900 | 10.43 | 3,900 |
| Landscape: Controller System-Replace | 9,502 | 15 | 7 | | 4,720 | 37.77 | 4,720 |
| Landscape: Improvements | 19,900 | 10 | 2 | | 15,600 | 119.79 | 15,600 |
| Landscaping - Total | \$43,321 | | | | \$28,807 | \$205 | \$28,807 |

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| Lighting | | | | | | | |
| Lighting - Exterior, Street Lights, Rep.. | 11,560 | 25 | 4 | | 9,324 | 30.01 | 9,324 |
| Lighting - Exterior-Landscape, Replace | 20,620 | 25 | 5 | | 15,680 | 53.10 | 15,680 |
| Lighting: Exterior-Entry Walls-Repla.. | 5,164 | 25 | 7 | | 3,463 | 13.09 | 3,463 |
| Lighting: Exterior-Entry-Replace | <u>590</u> | 25 | 7 | | <u>396</u> | <u>1.50</u> | <u>396</u> |
| Lighting - Total | \$37,935 | | | | \$28,863 | \$98 | \$28,863 |
| Mailboxes | | | | | | | |
| Mailboxes & Wood Kiosks: Replace | <u>8,938</u> | 25 | 23 | | 0 | 21.42 | <u>566</u> |
| Mailboxes - Total | \$8,938 | | | | | \$21 | \$566 |
| Painting | | | | | | | |
| Paint - Interior, Garages, Bldgs C1-U.. | 1,535 | 10 | 2 | 10 | 1,354 | 4.91 | 1,354 |
| Paint - Interior, Garages, Bldgs C2-U.. | 1,535 | 10 | 2 | 10 | 1,354 | 4.91 | 1,354 |
| Paint: Exterior, Unit 42, Bldg C1 | 1,225 | 10 | 2 | | 960 | 7.37 | 960 |
| Paint: Exterior, Unit 48, Bldg C2 | 1,225 | 10 | 2 | | 960 | 7.37 | 960 |
| Paint: Exterior, Units 33 & 35, Bldg .. | 816 | 10 | 2 | | 640 | 4.91 | 640 |
| Paint: Exterior, Units 51 & 53, Bldg .. | 816 | 10 | 2 | | 640 | 4.91 | 640 |
| Paint: Metal Railings | 1,350 | 5 | 0 | 1 | 1,350 | 16.15 | 1,350 |
| Paint: Wood Railings | <u>3,687</u> | 5 | 0 | 1 | <u>3,687</u> | <u>44.10</u> | <u>3,687</u> |
| Painting - Total | \$12,190 | | | | \$10,946 | \$95 | \$10,946 |
| Railings | | | | | | | |
| Railing: Metal-Replace | 15,579 | 30 | 14 | | 0 | 62.29 | 7,209 |
| Railing: Wood-Replace | <u>6,321</u> | 20 | 5 | | <u>4,506</u> | <u>19.75</u> | <u>4,506</u> |
| Railings - Total | \$21,900 | | | | \$4,506 | \$82 | \$11,714 |
| Signs | | | | | | | |
| Signs: Wood, Painted, Replace | <u>1,875</u> | 20 | 4 | | <u>1,440</u> | <u>5.91</u> | <u>1,440</u> |
| Signs - Total | \$1,875 | | | | \$1,440 | \$6 | \$1,440 |
| Utilities | | | | | | | |
| Waste Product: Line-Replacement | <u>193,121</u> | 40 | 39 | | 0 | 265.46 | <u>3,250</u> |
| Utilities - Total | \$193,121 | | | | | \$265 | \$3,250 |
| Grand Total: | <u>\$820,349</u> | | | | <u>\$147,974</u> | <u>\$4,122</u> | <u>\$279,363</u> |