

Condominium Association of Parker Plaza Estates, Inc.

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May 26, 2017

Dear Unit Owner,

Notice is hereby given that a **NON-EMERGENCY SPECIAL ASSESSMENT IN THE AMOUNT OF \$4,550,000.00** was approved by the Board of Directors of Parker Plaza at a meeting held on May 24, 2017, for the following purpose:

- Concrete repair of the exterior of the building including all balconies
- Tile removal and waterproofing of all balcony floors
- Painting of the exterior of the building
- Repair and refinishing of pool and Jacuzzi
- Replace damaged portion of upper deck east perimeter wall
- Permits, Engineering Fees, Legal Fees, 20% Contingency, Extra Security, Additional Related Interest Payment

According to the Declaration of Condominium, the share of the **Non-Emergency Special Assessment** for each unit type is as follows:

Unit Type	% of Ownership	Number of Units	%	Total % Including Unit 104	Units Ending In	Per Unit Total	Total
A	0.0017819	80	0.1426	0.14291441	02-11-16-25	\$8,128.26	\$650,260.80
B	0.0018199	80	0.1456	0.14592103	01-03-15-17	\$8,299.26	\$663,940.80
C	0.0019375	200	0.3875	0.38835438	04-05-08-09-10-18-19-22-23-24	\$8,835.06	\$1,767,012.00
D	0.0019673	120	0.2361	0.23662057	06-07-12-20-21-26	\$8,971.86	\$1,076,623.20
E	0.0021509	40	0.086	0.08618962	14-27	\$9,804.08	\$392,163.20
104	0.002244	1	0.022	N/A	OFFICE	N/A	
						TOTAL	\$4,550,000.00

Payment may be made in full on August 1, 2017, or in nine (9) payments as follows:

Unit Type	2017 August 1	2017 November 1	2018 February 1	2018 May 1	2018 August 1	2018 November 1	2019 February 1	2019 May 1	2019 August 1	Per Unit Total
A	\$2,500.00	\$703.53	\$703.53	\$703.53	\$703.53	\$703.53	\$703.53	\$703.53	\$703.53	\$8,128.26
B	\$2,500.00	\$724.91	\$724.91	\$724.91	\$724.91	\$724.91	\$724.91	\$724.91	\$724.91	\$8,299.26
C	\$2,500.00	\$791.88	\$791.88	\$791.88	\$791.88	\$791.88	\$791.88	\$791.88	\$791.88	\$8,835.06
D	\$2,500.00	\$808.98	\$808.98	\$808.98	\$808.98	\$808.98	\$808.98	\$808.98	\$808.98	\$8,971.86
E	\$2,500.00	\$913.01	\$913.01	\$913.01	\$913.01	\$913.01	\$913.01	\$913.01	\$913.01	\$9,804.08

Initial payment of \$2,500.00 is due on August 1, 2017. The next 8 payments are due on the first day of the month **following** the regular maintenance payments. Please make a **SEPARATE CHECK** for the Special Assessment payment payable to **PARKER PLAZA ESTATES ESCROW ACCOUNT** and include your **UNIT NUMBER** in the memo area of your check. You will incur a late fee of \$25.00 if your Special Assessment payment is not paid by the 10th of each due date.

Thank for your cooperation in this matter,
Parker Plaza Board of Directors