

**Effective September 30, 2024 - Fairfield Bay Resort & Community
Current Fees and Assessments**

**Residential with Sewer
Regular Memberships**

<u>Fees, Assessments</u>	<u>Monthly</u>	<u>Quarterly</u>	<u>Semi-annual</u>	<u>Yearly</u>
Regular Member Dues:	\$60.00	\$180.00	\$360.00	\$720.00
Road Maintenance Fee:	\$20.00	\$60.00	\$120.00	\$240.00
Sewer Fee:	\$90.00	\$270.00	\$540.00	\$1,080.00
Garbage Fee:	\$30.00	\$90.00	\$180.00	\$360.00
Grinder Ins. If applicable	\$16.00	\$48.00	\$96.00	\$192.00
<u>State Sales Tax-Garbage</u>	<u>\$2.85</u>	<u>\$8.55</u>	<u>\$17.10</u>	<u>\$34.20</u>
Total:	\$218.85	\$656.55	\$1,313.10	\$2,626.20

\$10.00 Paper Statement Fee

**Residential without Sewer
Regular Membership**

<u>Fees, Assessments</u>	<u>Monthly</u>	<u>Quarterly</u>	<u>Semi-annual</u>	<u>Yearly</u>
Regular Member Dues:	\$60.00	\$180.00	\$360.00	\$720.00
Road Maintenance Fee:	\$20.00	\$60.00	\$120.00	\$240.00
Garbage Fee:	\$30.00	\$90.00	\$180.00	\$360.00
<u>State Sales Tax-Garbage</u>	<u>\$2.85</u>	<u>\$8.55</u>	<u>\$17.10</u>	<u>\$34.20</u>
Total:	\$112.85	\$338.55	\$677.10	\$1,354.20

\$10.00 Paper Statement Fee

August 30, 2024

Dear Member:

The setting of rates is one of the Board of Directors' most important obligations and responsibilities that we take very seriously. After much research and discussion, the following dues and fees have been determined to go into effect, starting with billing statements due in October 2024.

Due to inflationary cost increases, such as insurance premium increases and defending lawsuits which required over \$650,000 to be spent in 2023, it is necessary to enact the increases below to continue regular operations and finish the 5-year plan. This plan includes upgrades to the sewer system, replacing flotation under the Marina building and continuing road upgrades and improvements.

Vacant Charter and Limited Charter lot road fees will be \$10/month. We will continue to hold down expenses while still providing the amenities and services for members and guests.

Below is a list of the primary dues and fees effective with payments due in October 2024. A more detailed list is provided on the back. Please contact our Owner Services Department at Owner.Services@FFBResort.com or call (501) 884-6010 if you have any questions.

- Vacant lots will be \$48/month.
- Adjacent lots will remain \$28/month.
- Wyndham condo dues are linked to regular lots and will be \$120/month.
- Regular dues will be \$60/month.
- Residential garbage will be \$30/month.
- Road maintenance will be \$20/month for Tier 1 (residential) and \$10/month for Tier 2 (vacant charter and limited charter lots).
- Residential sewer fees, if applicable, will be \$90/month.
- Residential grinder pump insurance will remain \$16/month for a house with pressure sewer.
- For a typical **house with a septic tank**, your monthly total will be \$110 + tax.
- For a typical **house with sewer** your dues and fees will be \$216 + tax.
- Sewer and garbage late fees are in the process of being implemented as shown on the next page.
- Printed statement fees will be \$10/month and can be avoided by contacting Owner Services.

The Board appreciates your membership at Fairfield Bay. If you live out of town please come visit and enjoy the improvements your dues help to create in our amenities and infrastructure.

Sincerely,
Your Board of Directors

DUES	DUES-Adjacent (Buddy) Lot	\$28.00
	DUES-Business	\$1.00
	DUES-Charter (Annual)	\$25.00
	DUES-Commercial	\$75.00
	DUES-Interval Condos-QTR-02FEB	\$360.00
	DUES-Regular	\$60.00
	DUES-Vacant Lot	\$48.00
GARBAGE	GARB-Business	\$65.00
	GARB-Door-MTHLY	\$12.00
	GARB-Non Member	\$52.50
	GARB-Residential	\$30.00
	CGARB - 2YD - 1PW	\$61.00
	CGARB - 2YD - 2PW	\$122.00
	CGARB - 2YD - 3PW	\$183.00
	CGARB - 2YD - IRV -	\$799.00
	CGARB - 2YD OFFBAY - 1PW	\$91.00
	CGARB - 3YD - 1PW	\$75.00
	CGARB - 3YD - 2PW	\$151.00
	CGARB - 3YD OFFBAY - 1PW	\$110.00
	CGARB - 3YDx2 - 2PW	\$302.00
	CGARB - BAG & CAN	\$25.00
	CGARB - CHURCH	\$20.00
ROAD	ROAD-Residential Tier 1	\$20.00
	ROAD-Vacant Charter Lot Tier 2	\$10.00
SEWER	SEWER-IRV	\$4,750.00
	SEWER-Non Member	\$157.50
	SEWER-Residential	\$90.00
	SEWER-Commercial	\$82.00 monthly thru 5000 gallons. \$5.28 for every 1000 gallons above 5000.
	Grinder Pump Insurance - Residential	\$16.00
	Grinder Pump Insurance - Commercial	\$30.00
	Sewer - Reconnect Fee	\$560.00
MISC	NSF Fee	\$35.00
	Replacement Card	\$10.00
	Replat Fee	\$750.00
	Statement Fee	\$10.00
	Sewer Late Fee	\$12.00
	Garbage Late Fee	\$3.00
	Billing Statement Bank Auto-Payment	\$0