NAB'S CORNER WORKING BUDGET
June 25, 2014
As of 2/22/16

Surveying, Engineering	Budget		Cost	
- Field layout staking and bounding				
- Septic & well sites for 4 lots				
- House sites				
- New 40' ROW and curb cut				
- 13 Bounds at lot corners				
- 50' and 100' no cut zones				
- MVLB Land Bank Parking Area				
- Est. 5 days field work	$7,600		$7,600	VLS & E 10/11/14
			$3,330	VLS & E Warren June 2014
- Septic permitting				
- Design & drafting - 4 septic plans				
- Application prep. and BOH submittal				
- Total Septic	$5,000		$5,000	VLS & E 3/14/15
- Road specifications for construction	$500		$500	VLS & E 3/14/15
Total Surveying & Engineering		**$13,100**	**-$3,330**	Available
New Road and Curb Cut - Est. 300 feet				
- Est. $55/ft. ($35/ft. 6 years ago)	$16,500			
- + reserve for boulder removal	$2,000			
- Asphalt apron for curb cut	$3,000			
			$26,000	Bid
John Keene				
2/28/15 Invoice 38643			$23,400	Approved 3/4/15
2/28/15 Invoice 38644			$1,259	Approved 3/10/15
To be billed			$1,341	
Total New Road		**$21,500**	**-$4,500**	Available
Wells - 4 wells, excl. water line to house				
- Drill 4 wells; 100 feet deep @ $5,500 each	$22,000			
- Clearing to well sites	$1,000			
- Water testing 4 wells @ $175 each	$700			
			$23,000	Island Water Source 10/4/14
Total Wells excluding pumps		**$23,700**	**$700**	Available
Utilities - Power, Phone, Cable, Internet		**$40,000**		
Willett Electric			$17,500	4/2/15; Invoice # 13811
Change Order - schedule 40 pvc conduit for primary cable			$5,800	4/2/15; Invoice # NC CO # 701
			$16,700	Available
Nstar Service (unbudgeted)		**$19,558**	**$19,558**	Additional $20,000 from Housing Trust Fund Reimbursed 2/2/15 STM from CPA
Legal				
- Nab's Corner Legal Documents	$10,000			
- Legal research preferences				
- Master Declaration				
- Roads & Utilities Easement			$1,601	RRKH Oct. 31, 2015 Leases
- 4 Ground leases			$1,075	RRKH July 31, 2015 RRKH August 2015
- Road Association Bylaws			$742	RRKH Sept. 30, 2015
Total Legal		**$10,000**	**$6,582**	Available
+ 10 % Contingency (unfunded)		**$11,000**		
- Road Signs - Tim			$80	Tim
			$3,450	Comcast Cable Tim
			$7,470	Available
Grand Total excluding unfunded contingency		**$108,300**	**$95,678**	Spent
Net Spent from Original $100,000 HTF			**$ 4,322**	Available vs. $100,000 goal

Sources and Uses of Funds

Molly Flender Trust (MFT) 6/25/14 - Infrastructure	**$100,000**	
MV Land Bank Parking Area	**$2,200**	Not yet collected
Molly Flender Trust Temporary Nstar	**$20,000**	Reimbursed to Trust from CPA 2/2/15 STM