

SINKING FUND FORECAST

10 YEAR PLAN - 20 YEAR FORECAST

Starting May 1998

for

MAQUARIE GARDENS

at

1-15 FONTENOY ROAD MACQUARIE PARK

Plan No. SP 52948

L&P Job No. 3260

for

MAQUARIE GARDENS BODY CORPORATE

for the attention of

The Body Corporate Chairman

prepared by

Leary & Partners QS : Simon Barclay

Sinking fund calculated : June 15 1998

SF Balance @ May 1998: \$14,814.81

Expected Inflation Rate: 5.00%

Contingency Used: 5.00%

SINKING FUND FORECAST

for

MAQUARIE GARDENS

SP 52948

SUMMARY OF CONTRIBUTIONS

Period May to May	Total Contributions	Expected Requirements	SF Balance*
1998-99	\$71,098	\$4,597	\$83,056
1999-00	\$74,653	\$21,319	\$138,216
2000-01	\$78,386	\$12,752	\$205,768
2001-02	\$82,305	\$23,621	\$266,466
2002-03	\$86,420	\$37,608	\$317,393
2003-04	\$90,741	\$299,051	\$111,303
2004-05	\$95,278	\$97,507	\$111,405
2005-06	\$100,042	\$55,944	\$157,951
2006-07	\$105,044	\$17,378	\$248,188
2007-08	\$110,296	\$158,554	\$202,629

*This balance includes interest earned on the sinking fund balance and tax payable on these earnings.

PREAMBLE CLAUSES

1.00 PURPOSE OF SINKING FUND FORECAST

The purpose of this report is to enable the body corporate to make adequate monetary provision for future common property replacements and major repair items, in accordance with the requirements of the relevant legislation.

2.00 LEGISLATION

This survey has been prepared with reference to the "Body Corporate and Community Management Act 1997." It does not take into account the impact of future changes to this legislation or to other relevant legislation (eg The Work Place Health and Safety Legislation).

3.00 BASIS OF FORECAST

Expenses have been forecast in line with the standard requirements for a building of this nature and assume a typical level of usage and maintenance.

4.00 STRUCTURAL DEFECTS AND REFURBISHMENTS

This is not a structural report and does not cover expenditure which occurs either directly or indirectly as a result of structural defects. It does not cover expenditure as a result of accidental damage. An asbestos detection survey has not been undertaken and no allowance has been made for removal of asbestos.

Refurbishments undertaken for reasons other than physical obsolescence have not been included apart from where the body corporate have provided us with budgeted costs. Physical obsolescence is the basis by which the remaining lives and overall lives have been investigated. No allowance has been made for economic obsolescence, functional obsolescence, technological obsolescence, social obsolescence and legal obsolescence.

5.00 ADMINISTRATIVE BUDGET ITEMS NOT INCLUDED

The cost of maintenance contracts for items such as lifts, air conditioning and gardening have not been included in this forecast. Other normal administrative budget items such as cleaning, general repairs, replacing light bulbs, etc. have not been included.

6.00 CONTRIBUTION SCHEME

The "Contributions Optimisation Chart" in Section 3 graphs how the contribution scheme relates to the expected requirements and the sinking fund balances over the full forecast period. When calculating the contributions we :-

- ensure that there are always sufficient funds to meet the forecast requirements.
- try to achieve a steadily increasing contribution scheme.
- ensure that the body corporate are not unduly contributing funds.
- investigate the expected requirements over the full forecast period, not just the first 10 years.

The contributions shown in italics in Section 4 are draft figures only which should be reviewed on an annual basis to take into consideration actual expenses incurred, the actual sinking fund balance and additions or changes to the building.

7.00 INTEREST AND SUMMARY OF CONTRIBUTIONS

Interest earned as well as taxation payable on this interest has been included in the calculations. The "Summary of Contributions" table is calculated by taking the previous years SF balance + this years contributions - this years expected requirements + interest earned - tax on interest earned = this years SF balance. Although there would appear to be a discrepancy in this table, it does actually balance with the addition of the interest and taxation amounts.

8.00 CONTINGENCY

The contingency sum has been included to allow for unforeseen expenses which may occur during the life of this forecast.

9.00 FORECAST PERIOD

This report is calculated to run from the date stated on the cover page, in twelve month periods.

10.00 EXPLANATION OF ABBREVIATIONS

The sinking fund forecast uses the following abbreviations, which correspond to the meanings set out below:

ERL: Estimated Remaining Life
EOL: Estimated Overall Life

11.00 INSPECTION INFORMATION

Please note the following information relating to this forecast:

- 11.01** Our report is based on data collected on site at the date of inspection.
- 11.02** The survey has been prepared with reference to the relevant plan referred to above and Architectural drawings provided.
- 11.03** Under normal working conditions it is unnecessary for the following items to be replaced. Thus unless otherwise noted, no allowances have been included in this survey for :-
- Electrical switchboard
 - Concrete driveway and walkway paving
 - Generator engines
- 11.04** Assuming materials and workmanship were of a reasonable standard during construction, the following items should generally require only minor repairs. Thus unless otherwise noted, an estimated percentage of the total quantity has been included for the following :-
- replacing electric hot water system
 - replacing light fittings
 - replacing water supply booster pumps
 - replacing door hardware

- replacing exposed internal ductwork
- replacing fire hose reel and nozzle
- replacing metal door frame
- replacing brick paving
- replacing membranes
- replacing security cameras
- replacing steel boundary fences
- replacing automatic door opening gear
- replacing intercom system
- replacing pool pump
- replacing pool filter
- replacing gas heaters
- replacing chemical dosing system
- replacing gas hot water boiler systems
- replacing aluminium balustrade
- replacing television aerial
- replacing ventilation fans and motors
- replacing downpipes
- replacing eaves gutters
- replacing concrete roof tiles
- replacing metal roof sheeting
- replacing hot water boiler pumps
- replacing electric hot water systems
- replacing air compressor for garbage compactor
- replacing components of garbage compactor
- replacing fire detectors
- replacing carpet
- replacing floor tiles

It is recommended the status of these items should be reviewed at regular intervals.

SINKING FUND FORECAST

Leary & Partners Pty Ltd

Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to May 1999	to May 2000	to May 2001	to May 2002	to May 2003	to May 2004	to May 2005	to May 2006	to May 2007	to May 2008
#1	Basement	Replace batteries to emergency lights	No.	33	76	2	4		2,691				3,272				3,977
#3	Basement	Replace electric hot water system (approx. 25	No.	1	438	3	5			494					630		
#2	Basement	Clean down, prepare and paint common basem	m2	291	8	6	8						3,037				
#4	Basement	Replace light fittings (approx. 40%)	Item		13,401	7	9							18,354			
#5	Basement	Replace emergency light fittings (approx. 40%	No.	14	165	7	9							3,164			
#6	Basement	Replace automatic basement door opening gear	No.	1	1,082	7	9							1,482			
#11	Basement	Replace water supply booster pumps (approx.	No.	1	3,890	8	10								5,594		
#7	Basement	Replace door hardware (approx. 30%)	No.	7	259	8	10								2,607		
#8	Basement	Replace exposed internal ductwork (approx. 30	m2	20	74	8	10								2,117		
#9	Basement	Replace fire hose reel and nozzle (approx. 50%	No.	4	160	10	12										1,015
#12	Basement	Replace metal door frame (approx. 50%)	No.	12	165	13	15										
#10	Basement	Replace basement door	No.	1	3,500	16	18										
#13	Basement lif	Replace tiling to floor (approx. 15%)	m2	6	75	10	12										711
#14	Building	Replace batteries to hydrant booster pump	No.	2	165	3	5			372					475		
#15	Building	Paint building facade	m2	12,919	12	6	8						202,224				
#16	Building	Replace fire jacking pump	No.	1	1,200	10	12										1,903
#17	Building	Replace hydrant booster pump	No.	1	15,000	18	20										
#18	External	Replace tennis court nets	Item		560	2	4		601				730				888
#19	External	Replace brick paving (approx. 5%)	m2	113	54	3	5			6,863					8,759		
#20	External	Paint road line markings	m	252	2	3	5			426					544		
#21	External	Replace electric BBQ	No.	1	1,050	5	7					1,304					
#24	External	Paint masonry fences	m2	116	8	6	8						1,135				
#25	External	Replace membrane to podium slab (approx. 10	m2	640	32	7	9							28,051			
#22	External	Replace tennis court surface - Plexipave	Item		8,000	7	9							10,957			
#26	External	Replace security cameras (approx. 30%)	No.	2	3,400	7	9							9,314			
#23	External	Replace tennis court net posts	Item		1,008	8	10								1,450		
#28	External	Replace timberwork to BBQ pergola	m2	24	40	10	12										1,515
#27	External	Replace steel boundary fences (approx. 30%)	m	189	154	12	14										
#29	External	Replace enclosure to tennis courts	m	128	64	18	20										
#30	External	Replace steel gazebo	Item		6,000	18	20										
#32	Gym	Replace gym equipment	Item		3,880	8	10								5,580		
#31	Gym	Replace carpet to floor	m2	35	45	8	10								2,240		
#33	Lifts	Replace lift carriage interior	No.	4	6,000	12	14										
#34	Main foyer	Replace automatic door opening gear (approx.	No.	1	3,400	4	6				4,023						5,391
#35	Main foyer	Replace intercom system (approx. 10%)	Item		4,428	8	10								6,368		
#36	Main foyer	Replace tiling to floor (approx. 15%)	m2	36	45	8	10								2,304		
#37	Main foyer	Replace chandelier light fittings (approx. 25%)	No.	1	800	10	12										1,268
#38	Main foyer	Replace downlight light fittings (approx. 25%)	No.	8	50	10	12										634
#44	Pool	Replace pool pump (approx. 20%)	No.	1	820	2	4		880				1,070				1,300
#39	Pool	Replace spa blower	No.	1	750	2	4		805				978				1,189
#41	Pool	Replace pool filter (approx. 30%)	No.	1	1,050	4	6				1,242						1,665

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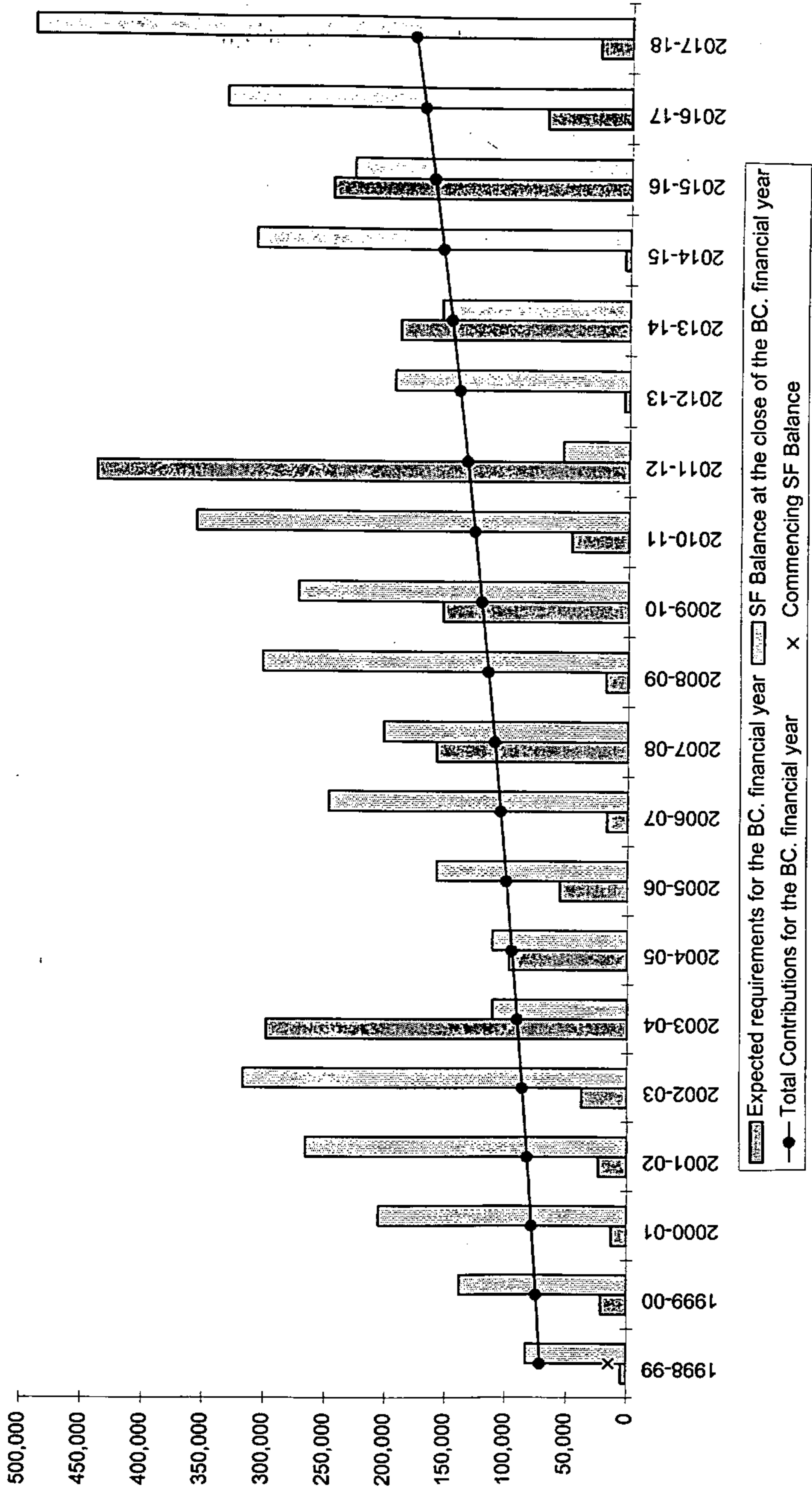
Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to May 1999	to May 2000	to May 2001	to May 2002	to May 2003	to May 2004	to May 2005	to May 2006	to May 2007	to May 2008
#83	Typical lobb	Replace door hardware (approx. 30%)	No.	94	259	10	12										
#84	Typical lobb	Replace floor tiles (approx. 10%)	m2	77	80	10	12										38,602
#85	Typical lobb	Replace fire hose reel and nozzle (approx. 50%)	No.	16	160	10	12										9,767
#86	Typical lobb	Replace light fittings (approx. 30%)	No.	30	72	10	12										4,059
#87	Typical lobb	Replace metal door frame (approx. 15%)	No.	47	165	13	15										3,425
		Contingency						4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597
Total								4,597	21,319	12,752	23,621	37,608	299,051	97,507	55,944	17,378	158,554

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Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to May 1999	to May 2000	to May 2001	to May 2002	to May 2003	to May 2004	to May 2005	to May 2006	to May 2007	to May 2008
#40	Pool	Replace gas heaters (approx. 50%)	No.	1	3,990	5	7										
#42	Pool	Replace electric steam generator	No.	1	1,920	5	7					4,957					
#43	Pool	Replace chemical dosing system (approx. 50%)	No.	1	860	5	7					2,385					
#45	Pool	Paint walls and ceiling	m2	306	9	6	8					1,068					
#46	Pool	Paint doors and frames	No.	8	80	6	8						3,393				
#47	Pool	Replace electric hot water system (approx. 50)	No.	1	438	6	8						835				
#48	Pool	Replace light fittings (approx. 30%)	No.	4	67	6	8						571				
#49	Pool	Replace membrane to pool building (approx. 1	m2	48	37	7	9										
#50	Pool	Replace tiling to pool surround (approx. 10%)	m2	10	80	8	10							2,433			
#51	Pool	Replace aluminium pool gates	No.	1	184	10	12								1,151		
#52	Pool	Replace pebblecrete finish to pool surface	Item		5,513	12	14										292
#53	Pool	Replace aluminium pool fence	m	2	72	13	15										
#54	Pool	Replace tiling to pool building	m2	87	75	18	20										
#57	Roof	Replace gas hot water boiler systems (approx.	No.	1	11,139	4	6										
#55	Roof	Paint over roof membrane	m2	2,517	7	5	7				13,179						17,662
#56	Roof	Replace membrane to tower buildings (approx.	m2	378	37	7	9					23,296					
#58	Roof	Replace aluminium balustrade (approx. 20%)	m	63	119	10	12							19,156			
#59	Roof	Replace pointing to roof tiles	m	158	16	10	12										11,887
#62	Roof	Replace television aerial (approx. 25%)	No.	2	300	10	12										4,008
#63	Roof	Replace ventilation fans and motors (approx. 3	No.	9	928	11	13										951
#60	Roof	Replace downpipes (approx. 30%)	m	99	22	13	15										
#61	Roof	Replace eaves gutters (approx. 30%)	m	106	20	13	15										
#65	Roof	Replace concrete roof tiles (approx. 20%)	m2	463	28	18	20										
#64	Roof	Replace metal roof sheeting (approx. 25%)	m2	154	24	18	20										
#66	Roof/Plantro	Replace hot water boiler pumps (approx. 25%)	No.	4	554	6	8										
#67	Service roo	Replace electric hot water systems (approx. 25	No.	1	490	4	6						2,890				
#68	Service roo	Replace air compressor for garbage compactor	No.	1	1,500	6	8				580						777
#69	Service roo	Replace components of garbage compactor (ap	No.	1	11,000	10	12							1,957			
#70	Stairwells	Replace batteries to emergency lights	No.	80	76	2	4		6,525								17,441
#71	Stairwells	Paint walls	m2	1,875	8	6	8										9,640
#72	Stairwells	Paint treads and risers	m2	1,020	12	6	8										19,567
#73	Stairwells	Paint soffits	m2	1,020	8	6	8										15,966
#74	Stairwells	Paint timber doors and frames	No.	76	80	6	8										10,644
#75	Stairwells	Paint handrails	m	640	3	6	8										7,931
#76	Stairwells	Replace door hardware (approx. 30%)	No.	23	368	9	11										2,087
#77	Stairwells	Replace emergency light fittings (approx. 30%)	No.	24	165	10	12									12,781	
#78	Stairwells	Replace metal door frame (approx. 15%)	No.	12	165	13	15										6,279
#79	Typical lobb	Replace batteries to emergency lights	No.	64	76	2	4		5,220								
#80	Typical lobb	Replace fire detectors (approx. 20%)	No.	13	91	6	8						6,345				7,712
#81	Typical lobb	Replace carpet (approx. 25%)	m2	106	45	8	10						1,543				
#82	Typical lobb	Replace emergency light fittings (approx. 30%)	No.	20	165	8	10								6,784		
															4,746		

Contributions Optimisation Chart : 20 Year Forecast



Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L1	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L2	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L3	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L4	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L5	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L6	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L7	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L8	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L9	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L10	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L11	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L12	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L13	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L14	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L15	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L16	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L17	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L18	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L19	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L20	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L21	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L22	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L23	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L24	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L25	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L26	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L27	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L28	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L29	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L30	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L31	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L32	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L33	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L34	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L35	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L36	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L37	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L38	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L39	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L40	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L41	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L42	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L43	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L44	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L45	59	419.48	440.45	462.47	485.60	509.88	535.37	562.14	590.25	619.76	650.75
L46	59	419.48	440.45	462.47	485.60	509.88	535.37	562.14	590.25	619.76	650.75
L47	58	412.37	432.99	454.64	477.37	501.24	526.30	552.61	580.24	609.26	639.72
L48	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L49	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L50	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L51	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L52	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L53	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L54	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L55	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L56	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L57	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L58	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92

Variable Contributions for 10 Year Plan

Lot No.	Enfil.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L59	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L60	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L61	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L62	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L63	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L64	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L65	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L66	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L67	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L68	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L69	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L70	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L71	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L72	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L73	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L74	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L75	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L76	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L77	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L78	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L79	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L80	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L81	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L82	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L83	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L84	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L85	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L86	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L87	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L88	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L89	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L90	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L91	58	412.37	432.99	454.64	477.37	501.24	526.30	552.61	580.24	609.26	639.72
L92	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L93	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L94	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L95	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L96	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L98	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L99	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L100	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L101	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L102	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L103	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L104	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L105	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L106	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L107	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L108	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L109	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L110	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L111	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L112	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L113	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L114	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L115	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L116	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L117	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L118	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L119	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L120	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L121	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L122	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L123	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L124	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L125	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L126	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L127	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L128	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L129	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L130	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L131	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L132	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L133	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L134	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L135	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L136	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L137	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L138	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L139	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L140	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L141	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L142	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L143	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L144	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L145	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L146	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L147	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L148	32	227.51	238.89	250.83	263.38	276.54	290.37	304.89	320.13	336.14	352.95
L149	32	227.51	238.89	250.83	263.38	276.54	290.37	304.89	320.13	336.14	352.95
L150	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L151	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L152	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L153	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L154	30	213.29	223.96	235.16	246.91	259.26	272.22	285.83	300.13	315.13	330.89
L155	30	213.29	223.96	235.16	246.91	259.26	272.22	285.83	300.13	315.13	330.89
L156	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L157	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L158	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L159	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L160	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L161	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L162	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L163	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L164	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L165	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L166	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L167	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L168	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L169	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L170	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L171	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L172	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L173	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L174	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L175	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L176	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L177	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L178	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L179	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L180	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L181	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L182	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L183	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L184	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L185	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L186	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L187	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L188	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L189	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L190	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L191	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L192	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L193	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L194	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L195	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L196	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L197	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L198	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L199	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L200	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L201	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L202	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L203	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L204	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L205	58	412.37	<i>432.99</i>	<i>454.64</i>	<i>477.37</i>	<i>501.24</i>	<i>526.30</i>	<i>552.61</i>	<i>580.24</i>	<i>609.26</i>	<i>639.72</i>
L206	58	412.37	<i>432.99</i>	<i>454.64</i>	<i>477.37</i>	<i>501.24</i>	<i>526.30</i>	<i>552.61</i>	<i>580.24</i>	<i>609.26</i>	<i>639.72</i>
L207	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L208	50	355.49	<i>373.26</i>	<i>391.93</i>	<i>411.52</i>	<i>432.10</i>	<i>453.71</i>	<i>476.39</i>	<i>500.21</i>	<i>525.22</i>	<i>551.48</i>
L209	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L210	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L211	60	426.59	<i>447.92</i>	<i>470.31</i>	<i>493.83</i>	<i>518.52</i>	<i>544.45</i>	<i>571.67</i>	<i>600.25</i>	<i>630.26</i>	<i>661.78</i>
L212	57	405.26	<i>425.52</i>	<i>446.80</i>	<i>469.14</i>	<i>492.59</i>	<i>517.22</i>	<i>543.09</i>	<i>570.24</i>	<i>598.75</i>	<i>628.69</i>
L213	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L214	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L215	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L216	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L217	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L218	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L219	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
TOTAL	10000	\$71,098.00	<i>\$74,652.90</i>	<i>\$78,385.55</i>	<i>\$82,304.82</i>	<i>\$86,420.07</i>	<i>\$90,741.07</i>	<i>\$95,278.12</i>	<i>\$100,042.03</i>	<i>\$105,044.13</i>	<i>\$110,296.34</i>
*The contributions shown in italics should be reviewed on an annual basis.											

SINKING FUND FORECAST

10 YEAR PLAN - 20 YEAR FORECAST

Starting May 1998

for

MAQUARIE GARDENS

at

1-15 FONTENOY ROAD MACQUARIE PARK

Plan No. SP 52948

L&P Job No. 3260

for

MAQUARIE GARDENS BODY CORPORATE

for the attention of

The Body Corporate Chairman

prepared by

Leary & Partners QS : Simon Barclay

Sinking fund calculated : June 15 1998

SF Balance @ May 1998: \$14,814.81

Expected Inflation Rate: 5.00%

Contingency Used: 5.00%

SINKING FUND FORECAST

for

MAQUARIE GARDENS

SP 52948

SUMMARY OF CONTRIBUTIONS

Period May to May	Total Contributions	Expected Requirements	SF Balance*
1998-99	\$71,098	\$4,597	\$83,056
1999-00	\$74,653	\$21,319	\$138,216
2000-01	\$78,386	\$12,752	\$205,768
2001-02	\$82,305	\$23,621	\$266,466
2002-03	\$86,420	\$37,608	\$317,393
2003-04	\$90,741	\$299,051	\$111,303
2004-05	\$95,278	\$97,507	\$111,405
2005-06	\$100,042	\$55,944	\$157,951
2006-07	\$105,044	\$17,378	\$248,188
2007-08	\$110,296	\$158,554	\$202,629

*This balance includes interest earned on the sinking fund balance and tax payable on these earnings.

PREAMBLE CLAUSES**1.00 PURPOSE OF SINKING FUND FORECAST**

The purpose of this report is to enable the body corporate to make adequate monetary provision for future common property replacements and major repair items, in accordance with the requirements of the relevant legislation.

2.00 LEGISLATION

This survey has been prepared with reference to the "Body Corporate and Community Management Act 1997." It does not take into account the impact of future changes to this legislation or to other relevant legislation (eg The Work Place Health and Safety Legislation).

3.00 BASIS OF FORECAST

Expenses have been forecast in line with the standard requirements for a building of this nature and assume a typical level of usage and maintenance.

4.00 STRUCTURAL DEFECTS AND REFURBISHMENTS

This is not a structural report and does not cover expenditure which occurs either directly or indirectly as a result of structural defects. It does not cover expenditure as a result of accidental damage. An asbestos detection survey has not been undertaken and no allowance has been made for removal of asbestos.

Refurbishments undertaken for reasons other than physical obsolescence have not been included apart from where the body corporate have provided us with budgeted costs. Physical obsolescence is the basis by which the remaining lives and overall lives have been investigated. No allowance has been made for economic obsolescence, functional obsolescence, technological obsolescence, social obsolescence and legal obsolescence.

5.00 ADMINISTRATIVE BUDGET ITEMS NOT INCLUDED

The cost of maintenance contracts for items such as lifts, air conditioning and gardening have not been included in this forecast. Other normal administrative budget items such as cleaning, general repairs, replacing light bulbs, etc. have not been included.

6.00 CONTRIBUTION SCHEME

The "Contributions Optimisation Chart" in Section 3 graphs how the contribution scheme relates to the expected requirements and the sinking fund balances over the full forecast period. When calculating the contributions we :-

- ensure that there are always sufficient funds to meet the forecast requirements.
- try to achieve a steadily increasing contribution scheme.
- ensure that the body corporate are not unduly contributing funds.
- investigate the expected requirements over the full forecast period, not just the first 10 years.

The contributions shown in italics in Section 4 are draft figures only which should be reviewed on an annual basis to take into consideration actual expenses incurred, the actual sinking fund balance and additions or changes to the building.

7.00 INTEREST AND SUMMARY OF CONTRIBUTIONS

Interest earned as well as taxation payable on this interest has been included in the calculations. The "Summary of Contributions" table is calculated by taking the previous years SF balance + this years contributions - this years expected requirements + interest earned - tax on interest earned = this years SF balance. Although there would appear to be a discrepancy in this table, it does actually balance with the addition of the interest and taxation amounts.

8.00 CONTINGENCY

The contingency sum has been included to allow for unforeseen expenses which may occur during the life of this forecast.

9.00 FORECAST PERIOD

This report is calculated to run from the date stated on the cover page, in twelve month periods.

10.00 EXPLANATION OF ABBREVIATIONS

The sinking fund forecast uses the following abbreviations, which correspond to the meanings set out below:

ERL: Estimated Remaining Life

EOL: Estimated Overall Life

11.00 INSPECTION INFORMATION

Please note the following information relating to this forecast:

11.01 Our report is based on data collected on site at the date of inspection.

11.02 The survey has been prepared with reference to the relevant plan referred to above and Architectural drawings provided.

11.03 Under normal working conditions it is unnecessary for the following items to be replaced. Thus unless otherwise noted, no allowances have been included in this survey for :-

- Electrical switchboard
- Concrete driveway and walkway paving
- Generator engines

11.04 Assuming materials and workmanship were of a reasonable standard during construction, the following items should generally require only minor repairs. Thus unless otherwise noted, an estimated percentage of the total quantity has been included for the following :-

- replacing electric hot water system
- replacing light fittings
- replacing water supply booster pumps
- replacing door hardware

- replacing exposed internal ductwork
- replacing fire hose reel and nozzle
- replacing metal door frame
- replacing brick paving
- replacing membranes
- replacing security cameras
- replacing steel boundary fences
- replacing automatic door opening gear
- replacing intercom system
- replacing pool pump
- replacing pool filter
- replacing gas heaters
- replacing chemical dosing system
- replacing gas hot water boiler systems
- replacing aluminium balustrade
- replacing television aerial
- replacing ventilation fans and motors
- replacing downpipes
- replacing eaves gutters
- replacing concrete roof tiles
- replacing metal roof sheeting
- replacing hot water boiler pumps
- replacing electric hot water systems
- replacing air compressor for garbage compactor
- replacing components of garbage compactor
- replacing fire detectors
- replacing carpet
- replacing floor tiles

It is recommended the status of these items should be reviewed at regular intervals.

SINKING FUND FORECAST

Leary & Partners Pty Ltd

Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to May 1999	to May 2000	to May 2001	to May 2002	to May 2003	to May 2004	to May 2005	to May 2006	to May 2007	to May 2008
#1	Basement	Replace batteries to emergency lights	No.	33	76	2	4		2,691				3,272				3,977
#3	Basement	Replace electric hot water system (approx. 25	No.	1	438	3	5			494					630		
#2	Basement	Clean down, prepare and paint common basem	m2	291	8	6	8						3,037				
#4	Basement	Replace light fittings (approx. 40%)	Item		13,401	7	9							18,354			
#5	Basement	Replace emergency light fittings (approx. 40%)	No.	14	165	7	9							3,164			
#6	Basement	Replace automatic basement door opening gear	No.	1	1,082	7	9							1,482			
#11	Basement	Replace water supply booster pumps (approx.	No.	1	3,890	8	10								5,594		
#7	Basement	Replace door hardware (approx. 30%)	No.	7	259	8	10								2,607		
#8	Basement	Replace exposed internal ductwork (approx. 30	m2	20	74	8	10								2,117		
#9	Basement	Replace fire hose reel and nozzle (approx. 50%	No.	4	160	10	12										1,015
#12	Basement	Replace metal door frame (approx. 50%)	No.	12	165	13	15										
#10	Basement	Replace basement door	No.	1	3,500	16	18										
#13	Basement lif	Replace tiling to floor (approx. 15%)	m2	6	75	10	12										711
#14	Building	Replace batteries to hydrant booster pump	No.	2	165	3	5			372					475		
#15	Building	Paint building facade	m2	12,919	12	6	8						202,224				
#16	Building	Replace fire jacking pump	No.	1	1,200	10	12										1,903
#17	Building	Replace hydrant booster pump	No.	1	15,000	18	20										
#18	External	Replace tennis court nets	Item		560	2	4		601				730				888
#19	External	Replace brick paving (approx. 5%)	m2	113	54	3	5			6,863					8,759		
#20	External	Paint road line markings	m	252	2	3	5			426					544		
#21	External	Replace electric BBQ	No.	1	1,050	5	7					1,304					
#24	External	Paint masonry fences	m2	116	8	6	8						1,135				
#25	External	Replace membrane to podium slab (approx. 10	m2	640	32	7	9							28,051			
#22	External	Replace tennis court surface - Plexipave	Item		8,000	7	9							10,957			
#26	External	Replace security cameras (approx. 30%)	No.	2	3,400	7	9							9,314			
#23	External	Replace tennis court net posts	Item		1,008	8	10								1,450		
#28	External	Replace timberwork to BBQ pergola	m2	24	40	10	12										1,515
#27	External	Replace steel boundary fences (approx. 30%)	m	189	154	12	14										
#29	External	Replace enclosure to tennis courts	m	128	64	18	20										
#30	External	Replace steel gazebo	Item		6,000	18	20										
#32	Gym	Replace gym equipment	Item		3,880	8	10								5,580		
#31	Gym	Replace carpet to floor	m2	35	45	8	10								2,240		
#33	Lifts	Replace lift carriage interior	No.	4	6,000	12	14										
#34	Main foyer	Replace automatic door opening gear (approx.	No.	1	3,400	4	6				4,023						5,391
#35	Main foyer	Replace intercom system (approx. 10%)	Item		4,428	8	10								6,368		
#36	Main foyer	Replace tiling to floor (approx. 15%)	m2	36	45	8	10								2,304		
#37	Main foyer	Replace chandelier light fittings (approx. 25%)	No.	1	800	10	12										1,268
#38	Main foyer	Replace downlight light fittings (approx. 25%)	No.	8	50	10	12										634
#44	Pool	Replace pool pump (approx. 20%)	No.	1	820	2	4		880				1,070				1,300
#39	Pool	Replace spa blower	No.	1	750	2	4		805				978				1,189
#41	Pool	Replace pool filter (approx. 30%)	No.	1	1,050	4	6				1,242						1,665

SINKING FUND FORECAST

Leary & Partners Pty Ltd

Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to May 1999	to May 2000	to May 2001	to May 2002	to May 2003	to May 2004	to May 2005	to May 2006	to May 2007	to May 2008
#40	Pool	Replace gas heaters (approx. 50%)	No.	1	3,990	5	7					4,957					
#42	Pool	Replace electric steam generator	No.	1	1,920	5	7					2,385					
#43	Pool	Replace chemical dosing system (approx. 50%)	No.	1	860	5	7					1,068					
#45	Pool	Paint walls and ceiling	m2	306	9	6	8						3,393				
#46	Pool	Paint doors and frames	No.	8	80	6	8						835				
#47	Pool	Replace electric hot water system (approx. 50%)	No.	1	438	6	8						571				
#48	Pool	Replace light fittings (approx. 30%)	No.	4	67	6	8						350				
#49	Pool	Replace membrane to pool building (approx. 10%)	m2	48	37	7	9							2,433			
#50	Pool	Replace tiling to pool surround (approx. 10%)	m2	10	80	8	10								1,151		
#51	Pool	Replace aluminium pool gates	No.	1	184	10	12										292
#52	Pool	Replace pebblecrete finish to pool surface	Item		5,513	12	14										
#53	Pool	Replace aluminium pool fence	m	2	72	13	15										
#54	Pool	Replace tiling to pool building	m2	87	75	18	20										
#57	Roof	Replace gas hot water boiler systems (approx. 50%)	No.	1	11,139	4	6				13,179						
#55	Roof	Paint over roof membrane	m2	2,517	7	5	7					23,296					17,662
#56	Roof	Replace membrane to tower buildings (approx. 50%)	m2	378	37	7	9							19,156			
#58	Roof	Replace aluminium balustrade (approx. 20%)	m	63	119	10	12										
#59	Roof	Replace pointing to roof tiles	m	158	16	10	12										11,887
#62	Roof	Replace television aerial (approx. 25%)	No.	2	300	10	12										4,008
#63	Roof	Replace ventilation fans and motors (approx. 30%)	No.	9	928	11	13										951
#60	Roof	Replace downpipes (approx. 30%)	m	99	22	13	15										
#61	Roof	Replace eaves gutters (approx. 30%)	m	106	20	13	15										
#65	Roof	Replace concrete roof tiles (approx. 20%)	m2	463	28	18	20										
#64	Roof	Replace metal roof sheeting (approx. 25%)	m2	154	24	18	20										
#66	Roof/Plantro	Replace hot water boiler pumps (approx. 25%)	No.	4	554	6	8						2,890				
#67	Service roo	Replace electric hot water systems (approx. 25%)	No.	1	490	4	6				580						
#68	Service roo	Replace air compressor for garbage compactor	No.	1	1,500	6	8						1,957				777
#69	Service roo	Replace components of garbage compactor (approx. 25%)	No.	1	11,000	10	12										
#70	Stairwells	Replace batteries to emergency lights	No.	80	76	2	4		6,525								17,441
#71	Stairwells	Paint walls	m2	1,875	8	6	8						7,931				9,640
#72	Stairwells	Paint treads and risers	m2	1,020	12	6	8						19,567				
#73	Stairwells	Paint soffits	m2	1,020	8	6	8						15,966				
#74	Stairwells	Paint timber doors and frames	No.	76	80	6	8						10,644				
#75	Stairwells	Paint handrails	m	640	3	6	8						7,931				
#76	Stairwells	Replace door hardware (approx. 30%)	No.	23	368	9	11						2,087				
#77	Stairwells	Replace emergency light fittings (approx. 30%)	No.	24	165	10	12								12,781		
#78	Stairwells	Replace metal door frame (approx. 15%)	No.	12	165	13	15										6,279
#79	Typical lobb	Replace batteries to emergency lights	No.	64	76	2	4		5,220								
#80	Typical lobb	Replace fire detectors (approx. 20%)	No.	13	91	6	8						6,345				7,712
#81	Typical lobb	Replace carpet (approx. 25%)	m2	106	45	8	10						1,543				
#82	Typical lobb	Replace emergency light fittings (approx. 30%)	No.	20	165	8	10								6,784		
															4,746		

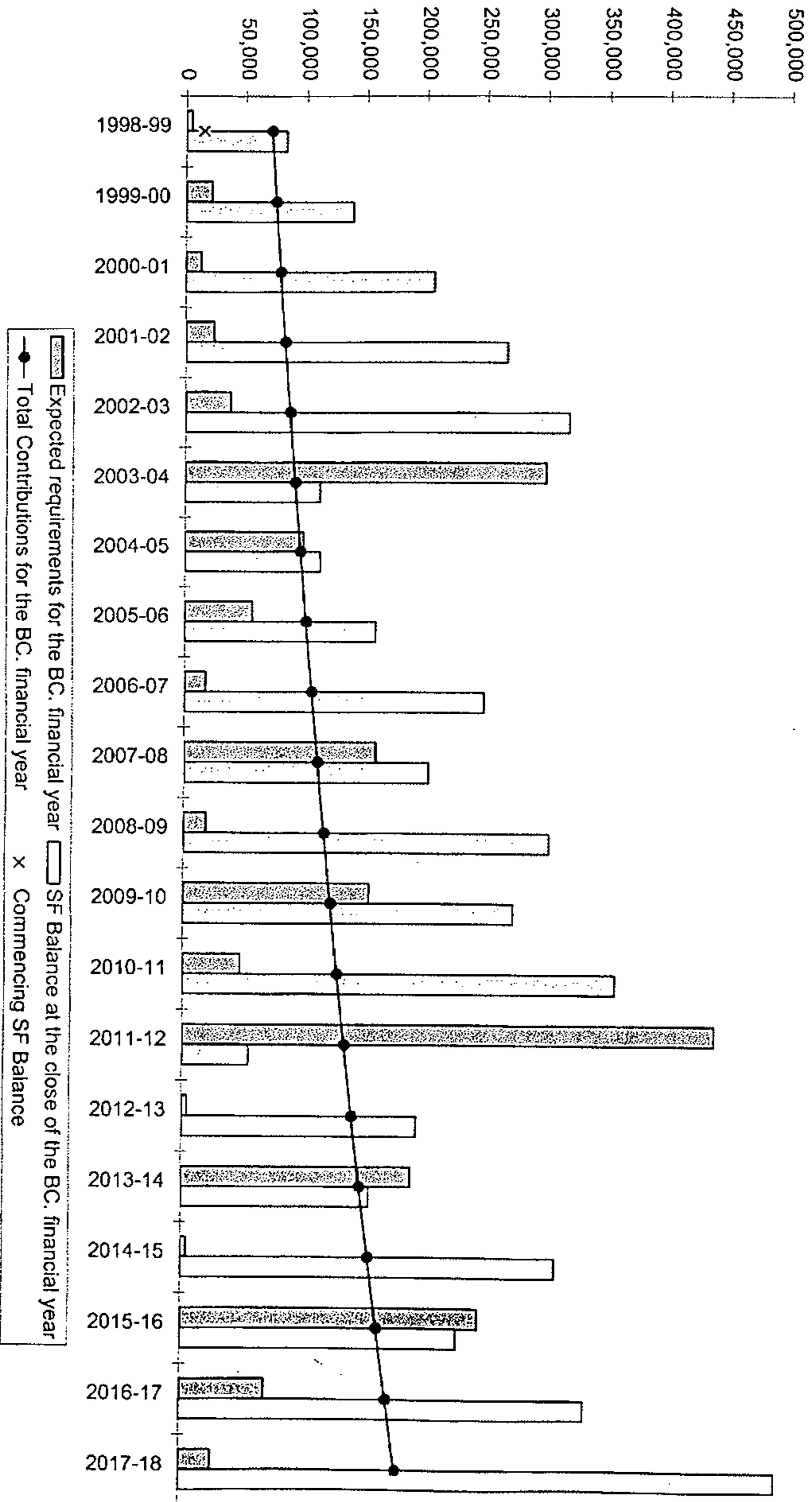
Expected Expenses

SINKING FUND FORECAST

Leary & Partners Pty Ltd

Item No.	AREA	EXPECTED REQUIREMENTS Description	UNIT	QUANTITY	RATE	ERL Yrs	EOL Yrs	to	to	to	to	to	to	to	to	to	
								May 1999	May 2000	May 2001	May 2002	May 2003	May 2004	May 2005	May 2006	May 2007	May 2008
#83	Typical lobb	Replace door hardware (approx. 30%)	No.	94	259	10	12										38,602
#84	Typical lobb	Replace floor tiles (approx. 10%)	m2	77	80	10	12										9,767
#85	Typical lobb	Replace fire hose reel and nozzle (approx. 50%)	No.	16	160	10	12										4,059
#86	Typical lobb	Replace light fittings (approx. 30%)	No.	30	72	10	12										3,425
#87	Typical lobb	Replace metal door frame (approx. 15%)	No.	47	165	13	15										
		Contingency						4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597	4,597
	Total							4,597	21,319	12,752	23,621	37,608	299,051	97,507	55,944	17,378	158,554

Contributions Optimisation Chart : 20 Year Forecast



Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L1	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L2	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L3	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L4	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L5	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L6	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L7	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L8	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L9	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L10	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L11	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L12	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L13	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L14	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L15	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L16	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L17	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L18	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L19	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L20	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L21	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L22	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L23	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L24	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L25	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L26	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L27	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L28	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L29	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L30	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L31	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L32	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L33	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L34	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L35	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L36	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L37	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L38	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L39	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L40	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L41	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L42	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L43	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L44	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L45	59	419.48	440.45	462.47	485.60	509.88	535.37	562.14	590.25	619.76	650.75
L46	59	419.48	440.45	462.47	485.60	509.88	535.37	562.14	590.25	619.76	650.75
L47	58	412.37	432.99	454.64	477.37	501.24	526.30	552.61	580.24	609.26	639.72
L48	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L49	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L50	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L51	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L52	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L53	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L54	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L55	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L56	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L57	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L58	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L59	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L60	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L61	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L62	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L63	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L64	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L65	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L66	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L67	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L68	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L69	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L70	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L71	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L72	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L73	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L74	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L75	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L76	43	305.72	321.01	337.06	353.91	371.61	390.19	409.70	430.18	451.69	474.27
L77	45	319.94	335.94	352.73	370.37	388.89	408.33	428.75	450.19	472.70	496.33
L78	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L79	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L80	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L81	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L82	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L83	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L84	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L85	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L86	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L87	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L88	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L89	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L90	53	376.82	395.66	415.44	436.22	458.03	480.93	504.97	530.22	556.73	584.57
L91	58	412.37	432.99	454.64	477.37	501.24	526.30	552.61	580.24	609.26	639.72
L92	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L93	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L94	51	362.60	380.73	399.77	419.75	440.74	462.78	485.92	510.21	535.73	562.51
L95	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L96	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L98	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L99	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L100	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L101	31	220.40	231.42	243.00	255.14	267.90	281.30	295.36	310.13	325.64	341.92
L102	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L103	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L104	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L105	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L106	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L107	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L108	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L109	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L110	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L111	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L112	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L113	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L114	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L115	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L116	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L117	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L118	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L119	40	284.39	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19
L120	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L121	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L122	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L123	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L124	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L125	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L126	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L127	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L128	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L129	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L130	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L131	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L132	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L133	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L134	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L135	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L136	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L137	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L138	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L139	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L140	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L141	48	341.27	358.33	376.25	395.06	414.82	435.56	457.33	480.20	504.21	529.42
L142	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L143	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L144	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L145	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L146	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L147	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L148	32	227.51	238.89	250.83	263.38	276.54	290.37	304.89	320.13	336.14	352.95
L149	32	227.51	238.89	250.83	263.38	276.54	290.37	304.89	320.13	336.14	352.95
L150	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L151	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L152	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L153	36	255.95	268.75	282.19	296.30	311.11	326.67	343.00	360.15	378.16	397.07
L154	30	213.29	223.96	235.16	246.91	259.26	272.22	285.83	300.13	315.13	330.89
L155	30	213.29	223.96	235.16	246.91	259.26	272.22	285.83	300.13	315.13	330.89
L156	37	263.06	276.22	290.03	304.53	319.75	335.74	352.53	370.16	388.66	408.10
L157	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L158	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L159	38	270.17	283.68	297.87	312.76	328.40	344.82	362.06	380.16	399.17	419.13
L160	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L161	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L162	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L163	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L164	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L165	39	277.28	291.15	305.70	320.99	337.04	353.89	371.58	390.16	409.67	430.16
L166	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L167	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L168	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L169	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L170	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L171	41	291.50	306.08	321.38	337.45	354.32	372.04	390.64	410.17	430.68	452.21
L172	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L173	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L174	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L175	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48

Variable Contributions for 10 Year Plan											
Lot No.	Entit.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L176	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L177	42	298.61	313.54	329.22	345.68	362.96	381.11	400.17	420.18	441.19	463.24
L178	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L179	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L180	44	312.83	328.47	344.90	362.14	380.25	399.26	419.22	440.18	462.19	485.30
L181	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L182	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L183	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L184	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L185	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L186	47	334.16	350.87	368.41	386.83	406.17	426.48	447.81	470.20	493.71	518.39
L187	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L188	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L189	46	327.05	343.40	360.57	378.60	397.53	417.41	438.28	460.19	483.20	507.36
L190	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L191	50	355.49	373.26	391.93	411.52	432.10	453.71	476.39	500.21	525.22	551.48
L192	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L193	57	405.26	425.52	446.80	469.14	492.59	517.22	543.09	570.24	598.75	628.69
L194	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L195	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L196	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L197	49	348.38	365.80	384.09	403.29	423.46	444.63	466.86	490.21	514.72	540.45
L198	52	369.71	388.20	407.60	427.99	449.38	471.85	495.45	520.22	546.23	573.54
L199	56	398.15	418.06	438.96	460.91	483.95	508.15	533.56	560.24	588.25	617.66
L200	54	383.93	403.13	423.28	444.45	466.67	490.00	514.50	540.23	567.24	595.60
L201	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L202	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L203	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63
L204	55	391.04	410.59	431.12	452.68	475.31	499.08	524.03	550.23	577.74	606.63

Variable Contributions for 10 Year Plan											
Lot No.	Entitl.	1998-99	1999-00	2000-01	2001-02	2002-03	2003-04	2004-05	2005-06	2006-07	2007-08
L205	58	412.37	<i>432.99</i>	<i>454.64</i>	<i>477.37</i>	<i>501.24</i>	<i>526.30</i>	<i>552.61</i>	<i>580.24</i>	<i>609.26</i>	<i>639.72</i>
L206	58	412.37	<i>432.99</i>	<i>454.64</i>	<i>477.37</i>	<i>501.24</i>	<i>526.30</i>	<i>552.61</i>	<i>580.24</i>	<i>609.26</i>	<i>639.72</i>
L207	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L208	50	355.49	<i>373.26</i>	<i>391.93</i>	<i>411.52</i>	<i>432.10</i>	<i>453.71</i>	<i>476.39</i>	<i>500.21</i>	<i>525.22</i>	<i>551.48</i>
L209	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L210	55	391.04	<i>410.59</i>	<i>431.12</i>	<i>452.68</i>	<i>475.31</i>	<i>499.08</i>	<i>524.03</i>	<i>550.23</i>	<i>577.74</i>	<i>606.63</i>
L211	60	426.59	<i>447.92</i>	<i>470.31</i>	<i>493.83</i>	<i>518.52</i>	<i>544.45</i>	<i>571.67</i>	<i>600.25</i>	<i>630.26</i>	<i>661.78</i>
L212	57	405.26	<i>425.52</i>	<i>446.80</i>	<i>469.14</i>	<i>492.59</i>	<i>517.22</i>	<i>543.09</i>	<i>570.24</i>	<i>598.75</i>	<i>628.69</i>
L213	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L214	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L215	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L216	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L217	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L218	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
L219	54	383.93	<i>403.13</i>	<i>423.28</i>	<i>444.45</i>	<i>466.67</i>	<i>490.00</i>	<i>514.50</i>	<i>540.23</i>	<i>567.24</i>	<i>595.60</i>
TOTAL	10000	\$71,098.00	<i>\$74,652.90</i>	<i>\$78,385.55</i>	<i>\$82,304.82</i>	<i>\$86,420.07</i>	<i>\$90,741.07</i>	<i>\$95,278.12</i>	<i>\$100,042.03</i>	<i>\$105,044.13</i>	<i>\$110,296.34</i>
*The contributions shown in italics should be reviewed on an annual basis.											