

Long Range Planning 2018 - 2023

Long Range Planning Committee is chaired by Bill Clements.

The rest of the committee is made up of the Chips Crossing HOA Board of Directors.

The committee deals with 3 major areas that will require expenditures:

Streets

Siding/Gutters

Roofs

Streets: Main street maintenance was done in 2017. At this time there were no major issues with the street maintenance. Looking at future maintenance based on weather, and on findings from the 2015-2016 committee, we shouldn't have any foreseen issues for another 5-7 years.

Siding/Gutters: The CCHOA BOD had weighed the information and cost and at this time has decided that we can maintain the siding and gutters in a maintenance as needed program. If at some point the maintenance and repair begins to rise above normal, we can re-address the issue.

Roofs: Roofs will definitely be our greatest replacement project. With an estimated cost of \$15,000 per unit, times 146 units, this comes to \$2,190,000. Current warranties are good thru approx. 2035. Monies definitely need to be put aside and saved thru Money Market and CD's to be prepared for this great expenditure.

Maintenance and Repair: This will be our means to maintaining the current status of functionality of the above mentioned areas. Money will still be needed to keep maintenance and repair on track. So smart spending of finances will be very important so we can have the money to approach major issues and projects as they become prevalent.