

Changes to Olde Ivy at Vinings Townhome & Courtyard Home Monthly Ledger Format

The Olde Ivy at Vinings Townhome Association is comprised of (2) types of residences. There are (96) "Townhome" units and (24) "Courtyard" units. The monthly Association fees are currently \$400 for "Townhome" units and \$495 for "Courtyard" units. The Townhome Association Board of Directors has approved a change in the monthly ledger format in order to provide greater visibility to our residents and to enhance Access Management Group's ability to more accurately account for the monthly allocation of each units monthly Association fees.

The "Old" Townhome's ledger simply reflected the monthly \$400 Association Fee.

The "New Detailed" Townhome's ledger will be broken down into more granular components:

Master / Neighborhood Association Expense	\$170
Shared Expenses	\$114
Townhome Repair & Maintenance Expense	\$15
Townhome Reserve Contribution	\$101

The "Old" Courtyard Home's Ledger simply reflected the monthly \$495 Association Fee.

The "New Detailed" Courtyard Home's ledger will also be broken down into more granular components:

Master / Neighborhood Association Expense	\$170
Shared Expenses	\$114
Courtyard Repair & Maintenance Expense	\$42
Courtyard Reserve Contribution	\$169

Please note that only the monthly ledger format will be changing. The monthly assessment amounts do not change. There will be no change to the monthly Payment Coupons if you are paying by mail.

We apologize for any confusion this may create for those residents that regularly review their monthly ledgers in the Access Management Group's portal.

The Olde Ivy at Vinings Townhome Board of Directors

