

Alternative Capital Plan

Timeframe	22/23	23/24	24/25	25/26
Sewer				
Preliminary Engineering Report(s)		\$80,000		
Commons Development				
Playground upgrade	\$25,000			
Landscaping Planning		\$25,000		
Sprucing Up: landscaping, picnis tables etc		\$75,000		
Tennis Court rebuid and multi sports capability		\$150,000		
Public Rest Rooms			\$75,000	
Drainage Issues		\$50,000	\$50,000	
Sidewalks				
Cathie's Garden to Vineyard 800 ft		\$75,000		
Town Hall Down Payment 10/24			\$100,000	
Traffic Calming Study	\$0	\$0	\$0	
Total	\$25,000	\$455,000	\$225,000	
Year-end budget surplus w/o Meals Tax		\$65,450	\$58,905	\$53,015
Current Cash at Hand	\$900,000			
Year-End Budget Surplus 2024+2025 with Mortgage	\$101,174			
Contingency Fund	-\$150,000			
Available for Investments	\$851,174			
Capital Projects 2023-2025	\$705,000			
Remaining funds	\$146,174			
Total cash available at end 2024/2025	\$296,174			
Mortgage duration	20yrs-6.8%	15 yrs 6.2%		
Town Hall Mortgage Amount	\$400,000	\$400,000		
Annual Mortgage	\$36,636	\$41,028		
Current annual Rent	\$20,000	\$20,000		
Additional annual Operating Expense	\$16,636	\$21,028		
Remaining Operation Surplus	\$42,269	\$37,877		
Total Interest payed over Loan Term	332,806	\$215,384		
Rent until 9/30/2025, Mortgage start 10/2024				