

**Bay Springs HOA**  
 Integrated Facilities Plan  
 Rev Nov 2024

Item	Category	Freq (Yrs)	2024	2025	2026	2027	2028	2029	2030	Total
Paint House Numbers on Curb	Safety	4-5					3,500			12,000
Paint Signposts	Safety	8		2,000					2,000	8,000
Replace Signposts	Safety	8								-
Replace / Update Entrance Landscaping	Landscaping	3				2,000			1,500	5,000
Replace / Update Entrance Signage	Landscaping	8								-
Replace Signs (Signs only, not posts)	Safety	8		700					700	2,800
Purchase new holiday decorations	Landscaping	4				1,000				7,000
Paint / Repair Lake Marsha Walls	General Upkeep	5					3,500			16,700
Lighting at Entrances	General Upkeep	8							TBD	-
Marquee Board Replacement (Lake Marsha)	General Upkeep	5					TBD			-
Palm Tree Trimming (Spring Run, etc)	Safety	3					TBD			-
Major Wall Repairs	General Upkeep	TBD					TBD			-
Repair Electrical at Entrances	General Upkeep	10								5,000
Paper Shredding Event	General Upkeep	2	600		600		600		600	4,200
Hurricane Clean-up	General Upkeep	1	1,800	2,000	2,000	2,000	2,000	2,000	2,000	13,800
Total			\$2,400	\$4,700	\$2,600	\$5,000	\$9,600	\$2,000	\$6,800	\$74,500