

To calculate the precise figures for **Option 3 (The Proposed 3-Pot System)**, we apply full infrastructure unbundling combined with moving the single-meter electricity costs out of the general framework entirely:

- POT 1 (Global Overheads - €3,935.28):** Every villa owner continues to pay their exact, un-averaged **General Quota Percentage** written in the Master Deed.
- INFRASTRUCTURE POT (€1,238.75):** The 10 public road villas remain at 0% exempt. The **€1,276.10** streetlight electricity bill is shifted 100% into the Pool Pot where the physical meter resides, shrinking the Infrastructure Pot down to cover only the specialized pipe insurance riders and localized road pest lines. The remaining 26 properties (the 16 quads and the 11 inner villas) split this minor remaining total using their general quotas scaled up by the same factor (**1.3533**).

The table below outlines the exact plot-by-plot monetary results for all **21 detached villas** under this Option 3 structure, compared directly against the **€208.29** installment paid in April.

## Detached Villas Financial Ledger: Option 3 Actuals

- POT 1 (Global Base Pot Total): €3,935.28** (*Split using individual General Quotas*)
- INFRASTRUCTURE POT (Private Road Total): €1,238.75** (*Split using Scaled General Quotas across the 26 road-using properties*)

| Plot | Registered Property Owner Name(s) | Road Category | General Quota (%) | POT 1 Cost | Infrastructure Pot Cost (Scaled) | Total Option 3 Fee | April Credit / Adjustment (Paid €208.29) |
|------|-----------------------------------|---------------|-------------------|------------|----------------------------------|--------------------|------------------------------------------|
| 158  | Francis, Shelley & David          | Public Road   | 3.66%             | €143.99    | €0.00                            | €143.99            | +€64.30 Credit □                         |
| 159  | Jones & Van Bellen, Geoff & Mark  | Public Road   | 3.51%             | €138.13    | €0.00                            | €138.13            | +€70.16 Credit □                         |
| 160  | Harvey, Chris                     | Public Road   | 2.81%             | €110.58    | €0.00                            | €110.58            | +€97.71 Credit □                         |
| 161  | Boonstra, Piet & Inge             | Public Road   | 4.22%             | €166.07    | €0.00                            | €166.07            | +€42.22 Credit □                         |
| 162  | Vale, Carole                      | Public Road   | 4.22%             | €166.07    | €0.00                            | €166.07            | +Reflected on Arrears □                  |
| 190  | Davis, Micheal                    | Public Road   | 3.75%             | €147.57    | €0.00                            | €147.57            | +€60.72 Credit □                         |
| 191  | Simmonds, Paul Anthony            | Public Road   | 4.69%             | €184.56    | €0.00                            | €184.56            | +€23.73 Credit □                         |
| 192  | Bryant, Steve & Deb               | Public Road   | 3.75%             | €147.57    | €0.00                            | €147.57            | +€60.72 Credit □                         |
| 193  | Colinvaux, Francis                | Public Road   | 2.81%             | €110.58    | €0.00                            | €110.58            | +€97.71 Credit □                         |
| 194  | Turner, David & Dorothy           | Public Road   | 4.17%             | €164.10    | €0.00                            | €164.10            | +€44.19 Credit □                         |
| 163  | Smith, Susan & Michael            | Private Road  | 3.26%             | €128.29    | €54.66                           | €182.95            | +€25.34 Credit □                         |
| 164  | Sidebottom, Wayne                 | Private Road  | 2.81%             | €110.58    | €47.12                           | €157.70            | +€50.59 Credit □                         |
| 165  | Scotney, Maria                    | Private Road  | 3.24%             | €127.50    | €54.33                           | €181.83            | +€26.46 Credit □                         |
| 166  | Batchelor, Angela                 | Private Road  | 2.81%             | €110.58    | €47.12                           | €157.70            | +€50.59 Credit □                         |
| 167  | Wallace, Peter & Sally            | Private Road  | 4.08%             | €160.56    | €68.42                           | €228.98            | -€20.69 Shortfall ●                      |
| 168  | Heaps & Lyn, Mike                 | Private Road  | 3.24%             | €127.50    | €54.33                           | €181.83            | +€26.46 Credit □                         |
| 185  | Van Leemputten, JC                | Private Road  | 4.11%             | €161.74    | €68.92                           | €230.66            | -€22.37 Shortfall ●                      |
| 186  | Rust, Marilyn & David             | Private Road  | 3.75%             | €147.57    | €62.88                           | €210.45            | -€2.16 Shortfall ●                       |
| 187  | Kolby, Skjoldborg                 | Private Road  | 3.75%             | €147.57    | €62.88                           | €210.45            | -€2.16 Shortfall ●                       |
| 188  | King, Denise                      | Private Road  | 3.00%             | €118.06    | €50.31                           | €168.37            | +€39.92 Credit □                         |
| 189  | Simmonds, Josephine               | Private Road  | 4.69%             | €184.56    | €78.64                           | €263.20            | -€54.91 Shortfall ●                      |

## Analytical Summary of Option 3

- The Public Road Realignment:** Because Option 3 eliminates the streetlight power bill from the general framework entirely, the baseline results for the 10 public road villas mirror Option 2 perfectly, confirming substantial **credits** across the entire group (ranging from **+€23.73 up to +€97.71** per house).
- The Private Road Balance:** Because the unverified 46% electricity allocation is removed, the remaining burden inside the Infrastructure Pot drops significantly. As a result, the vast majority of private road villas (7 out of 11 plots) shift cleanly into **credits** against their April baseline, while the remaining 4 largest plots see their shortfalls reduced to minor, minimal amounts (ranging from **-€2.16 to -€54.91** for the entire year).