



**Real Estate Sales \* Vacation Rentals \* Conference Services \* Housekeeping & Maintenance Services**

## **Pajaro Dunes North Association** **Dues and Assessments**

**The Shorebirds:** There are 309 Condos. Quarterly assessment is \$1,673.00. Dues include maintenance of common areas, roads, boardwalks, tennis courts, recreation building, dunes, stairs, ramps, and also includes operation of the Gate House and mobile security. Common electrical and plumbing issues within the walls are generally covered. The dues also include Basic cable, Wi-Fi Broadband, water and garbage collection, fire, flood, earthquake, and liability insurance on the buildings, and fidelity bond for management.

## **Pajaro Dunes Association** **Dues and Assessments:**

**Single Family Homes:** There are 143 Single Family Homes. Single Family Homes assessment is \$950.00 per quarter plus \$35.00 per month for one garbage cans pickup per week. Dues include maintenance of common areas, roads, boardwalks, tennis courts, recreation building, stairs, ramps, and operation of the Gate House, mobile security and basic cable. Owners are responsible for their own, taxes, insurance coverage and maintenance of their homes.

**The Pelican Point:** There are 87 Pelican Point Condos. Quarterly assessment is \$1,500.00 plus \$950.00 per quarter to Pajaro Dunes Association. Pelican dues include maintenance of common Pelican areas, roads, stairs, ramps, water, garbage, fire, flood, earthquake, and liability insurance on the buildings, and a fidelity bond for management. There is an Annual River Wall Assessment of \$3,000 per unit.

**Cypress Grove:** There are 24 Cypress Grove Townhouses. Cypress Grove Quarterly assessment is \$2,000.00 plus \$950.00 per quarter to Pajaro Dunes Association. Dues include maintenance of common Cypress areas, roads, boardwalks, stairs, ramps, water, and garbage, fire, flood, earthquake, and liability insurance on the buildings, and fidelity bond for management.

105 Shell Drive, Pajaro Dunes, CA 95076  
800-564-1771 \* 831-728-7400  
[www.pajarodunes.com](http://www.pajarodunes.com)

Revised 6/10/2013