



Martis Camp 2024 HOA and Membership Information

CONVEYANCE FEE

- 1% private transfer conveyance fee, mostly tax deductible as a charitable trust, Buyer paid at close of escrow

SOCIAL MEMBERSHIP

- 2024 annual Social dues - \$23,500, billed on January 1st
- Transfer fee of \$60,000 paid at close of escrow
- If you have a Golf Membership you do not pay the Social Membership initiation fee
- Social Members have access to two tee times per month and can host up to a foursome. The tee times are limited to Sunday-Thursday after 1pm and all players include the Social Members pay full green fees
- Membership includes amenity access for Extended Family Guests with exception of Golf unless they are a guest of the Social Member during their allocated two tee times per month

GOLF MEMBERSHIP

- 2024 Golf Membership initiation fee - \$300,000
- Golf Membership transfer fee - \$56,250, billed at close of escrow
- 2024 Annual Golf dues - \$37,000, billed on January 1st
- Club Capital Project Special Assessment fee of \$10,000 for 2024, and 2025

AMENITIES INCLUDE

- Social Member Amenities
 - o Camp Lodge Offering Fine Dining, Day Spa & Fitness and Men's and Ladies Locker Rooms
 - o Family Barn with Art Loft, Bowling Lanes, Indoor Basketball Court, Movie Theater & Soda Fountain
 - o The Beach Shack - Members First Policy - an Acre of Sun, Sand, and Fun on the Shore of Lake Tahoe with Paddleboards & Kayaks
 - o Direct Ski Access to Northstar California Resort™ with Slopeside Private Ski Lodge
 - o Tom Fazio Designed Golf Course
 - o Tennis Pavilion featuring Two Clay Courts and Two Hard Surface Courts
 - o Lost Library with Cairn Garden and Trailhead
 - o Aerial Adventure Park with Zip Lines and Ropes Courses
 - o 26+ Miles of Community Trails for Hiking, Biking & Cross Country Skiing
 - o Park Pavilion with Playgrounds, Sports Court, Croquet Lawn, Pickleball Courts & Sports Field
 - o Springs Park Pavilion with Treehouse, Playgrounds, Bocce, Meandering Creek and Grass
 - o Creekside Park with Playgrounds, Bocce, Meandering Creek and Grass

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- Golf Membership amenities include all the above plus full access to the Fazio Golf Course, Golf events/tournaments, and practice field for the Golf Members plus access for the extended family of Golf Members as outlined above.

For information on club fees and Extended Family Guests consult the Martis Camp Club Rules and Bylaws

COMMUNITY STATISTICS

- 2,177 total acres
- 671 original homesites
- 521 Estate parcels and 150 Cabin parcels
- 21 miles of paved roads
- Private Gated Security with 24 hour patrol service
- HOA Transfer fee is \$450

HOA DUES

- 2024 Homeowners dues are \$1,800 per quarter
- Includes maintenance of common areas, private road maintenance, snow removal on community roads, 24/7/365 Gatehouse, and Design Review

HOME SECURITY SERVICES FROM MARTIS CAMP GATEHOUSE

- Alarm Monitoring & Response is \$50 a month & \$10 more to add package delivery
- House Watch for Cabins is \$75 a month and \$100 a month for Estates
- You can bundle House Watch and Alarm Monitoring together for a price of \$110 for cabins and \$135 for Estates
- A cabin is defined as any home with 3,499 square foot and below with no additional guest house
- An Estate is any home 3,500 square foot and above and/or two buildings to be inspected

ARCHITECTURAL REVIEW FEE

- \$9,000 for cabin homesites
- \$15,000 for all non cabin homesites (Subject to Change)
- See Architectural handbook for a description of all fees & services

Access to Martis Camp Club amenities is not included in the purchase of real estate and requires separate club *membership application and approval from Martis Camp Club. Information herein deemed reliable but not guaranteed and should be verified. Buyer should review Club Bylaws, the offering circular and property reports before purchase.*

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