

Court Access Fees:

(Unlimited play for tennis and pickleball):

Requires payment of the AGUF plus the following rates (per household):

Full Court Memberships (Tennis & Pickleball):

Single	(\$358)	\$375
Couple	(\$546)	\$575
Family	(\$604)	\$640
Annual Junior- (13 to 17 years old and nonresident designee)	(\$185)	\$200

Pickleball Only Memberships:

Single	(\$210)	\$220
Couple	(\$312)	\$325
Family	(\$384)	\$400

Bent Tree All Access (AGUF) tennis & pickleball players.

Advance reservations required-Two hour limit. All juniors under the age of 13 play for free, must be accompanied by an adult.

Clay Courts	Free	
Tennis Indoor Courts-AGUF	\$15/person + tax	
	Per Person	
Pickleball Round Robins	Indoor	Outdoor
Resident	\$10 + tax	\$5 + tax
Nonresident	\$12 + tax	\$7+ tax

Tennis Guest Rates (up to 2 hours) : Per Person

Indoor Courts.....	\$25 + tax
Clay Courts.....	\$18 + tax

Pickleball Rates (up to 2 hours):

	AGUF/person	Guest /Person
Indoor	\$10 + tax.....	\$12 + tax
Outdoor	\$ 5 + tax.....	\$ 7 + tax
Ball Machine ... 1/2 hr	\$14.02	1 hr \$23.36

Boat Storage at Boat Storage Area:

On storage rack.....	\$120/boat
On trailer (up to 63" wide).....	\$200
On trailer (over 63" wide).....	\$255
Boat Registration (two incl w/AGUF)	\$50/boat
(for residents registering more than two boats)	
All boats used on Lake Tamarack, incl guest	
boats must have a Bent Tree boat decal	\$ 50
Delinquent Boat Storage	\$150

Golf Access Fees:

(unlimited play):

Requires payment of the AGUF plus the following rates (per household):

Annual Single w/Private Cart ...	(\$2,788)	\$3,060
Annual Single w/BT Cart	(\$3,339)	\$3,675
Annual Family w/Private Cart .	(\$3,657/\$4,028)	\$4,135
Annual Family w/BT Cart	(4664/\$5,290)	\$5,130

Bent Tree All Access (AGUF) players play anytime for cart rental only (advance tee times required): All juniors under the age of 13 play for free, no cart fee, must be accompanied by adult. Valid driver's license req'd to operate a golf cart.

	18-hole	9-Hole
AGUF-Private Cart (add tax) ..	(\$30) .. \$32.71	(\$15) \$16.36
AGUF-BTree Cart (add tax) ..	(\$35) .. \$37.38	(\$17.50) .. \$18.69
Walking Fee - Golf (18 holes)	\$ 10 + tax	

Other Golf Access Fees:

Annual Junior (13 to 17 years old or nonresident designee)	\$ 200
Annual Cart Storage.....	(\$225) \$ 250

Golf Daily Guest Rates (includes cart rental):

	18-hole	9-Hole
Monday - Thursday	\$49 + tax	\$24.50 +tax
Friday - Sunday	\$49 + tax	\$24.50 +tax
Unaccompanied Guest	\$85 + tax	\$42.50 +tax

Nonresident Junior guest
rates 1/2 of daily guest rates

Range Balls - Small	(\$6+ tax)	\$6.54 (\$7 w/tax)
Range Balls - Large	(\$8+ tax)	\$8.41 (\$9 w/tax)



2025 PROPOSED FEE SCHEDULE FOR APPROVAL 11/19/2024

Numbers in Red - 2024 Rates, if changed
Numbers in Blue - New rates for 2025
Numbers in Black -No change from 2024

Bent Tree Community, Inc.
40 Little Pine Mountain Road #20202
Jasper, GA 30143
Phone: 770-893-2629
Fax: 770-893-3413
www.bent-tree.com

New golf and tennis members will be charged quarterly prorated membership fees, annual trail fees, and cart storage beginning in the quarter they register as members. No amenity fees will be prorated for existing or returning members.

Annual Assessment for Residence

Property Assessments

Unbuildable Lot*:

General Assessment..... (\$670) \$ 691

*Owner must supply deed recorded prior to 4/27/84 and statement from Pickens County that lot is unbuildable.

Unimproved Lot:

General Assessment..... (\$670) \$ 691

Capital Improvement..... (\$152) \$ 157

Capital Maint & Repl Asmt.... (\$156) \$ 161

Total (\$978) \$1,009

Improved Lot:

General Assessment..... (\$2,531) \$2,660

Capital Improvement..... (\$ 234) \$ 246

Capital Maint & Repl Asmt.. (\$ 548) \$ 576

Total (\$3,313) \$3,482

\$4332

Annual General User Fee-Improved.. (\$750) .. \$850

Annual General User Fee-Unimproved .. (\$70)\$ 80

Payment Options (for assessments & amenity memberships):

1- Pay in full by March 1

2- Pay 6 or 12 installments due the 1st of each month

Jan - June or Jan - Dec with coupons issued.

Installments will include \$5.00 service charge per month.

Installment payments received after the 10th of each month will incur a \$25 late fee.

Member play privileges begin with payment in full or receipt of the first monthly installment. Late payments will result in loss of privileges.

Convenience Fee for Credit Card Transactions - 2.5% of transaction amount.

Replace lost member card (\$12) \$15

Replacement Auto Transponder \$35

Returned Check Fee \$35

Construction and Utilities

Impact Fee..... (\$2,060) \$2,124

Capital Contribution Fee (CCF) \$2,500

Water Service: (\$2,737)

Meter for new home..(Right to access) \$2,822

Changeover of existing meter..... \$ 50

Meter Reconnection..... \$ 75

Water Usage and Garbage Collection:

System 1-5 billed quarterly

First 2,000 gallons per month..... \$48.30

Quarterly Usage (per add'l 1,000 gal)

6,001 to 10,000 gal..... \$ 9.10

10,001 to 15,000 gal..... \$ 10.20

15,001 to 30,000 gal..... \$ 14.20

30,001 and over..... \$ 16.55

Garbage per month..... \$ 22.95

Monthly Minimum..... \$ 71.25

Water Infrastructure Fee (Qtrly) \$ 90.00

Quarterly Minimum..... \$303.75

System 6 (Villas) billed monthly

First 2,000 gallons \$ 48.30

Monthly Usage (per add'l 1,000 gal)

2,001 to 3,333 gal..... \$ 9.10

3,334 to 5,000 gal..... \$ 10.20

5,001 to 10,000 gal..... \$ 14.20

10,001 and over..... \$ 16.55

Sewer per month..... \$ 16.84

Garbage per month..... \$ 22.95

Water Infrastructure Fee (monthly)..... \$ 30.00

Monthly Minimum..... \$118.09

BT Designated Lot Transition Program:

Single Golf Member \$2,000

Family Golf Members \$2,500

Excludes Cart Fees & Range Balls

Courts Designees will transition to PP program.

Services and Amenities

Rental Tenants:

Water Deposit (applied to final bill).. (\$250) .. \$300

Vehicle Transponder \$ 35

Preferred Guest Transponder..... \$ 35

Commercial Vehicle Passes:

Annual for Individual..... \$ 50

Annual Fleet (10 or more)..... \$375

Approved Contractor Transponder \$ 75

RV Storage (quarterly, property owner only):

Trailers up to 30'..... \$ 140

Trailers over 30'..... \$ 250

Facility Rental (Property Owners Only):

Facilities Rented (Catered): 4 Hrs 8 Hrs

Recreation Room.... (\$170) .. \$200 (\$335) .. \$400

Dining Room & Fside. (\$335) \$400 (\$675) .. \$800

Fireside only..... (\$170). \$200 (\$335) .. \$400

Facilities Rented (Noncatered): 4 Hrs--- 8 Hrs

Recreation Room..... (\$335) .. \$400 (\$500) \$700

Dining Room & Fireside..(\$500)\$700(\$840) \$1,400

Fireside only..... (\$335) \$400(\$500) \$700

Cleaning Deposit-Rental Facilities..... \$425

Facilities Rented by hour (per hr, 2 hr min):

Pavilions* (\$85) \$125

Cottage..... (\$85) \$125

Spillway..... (\$85) \$125

Pavilions available at Lake, Sallie Doss, & Horse Park

PRIVATE PASS PROGRAM:

Initiation Fee for First-Time Members \$1,000

Initiation Fee is not prorated

Private Pass-Single Mbr All Access \$3,000

Private Pass-Family All Access \$4,000

Excludes Cart Fees & Range Balls

Courts Only:

Private Pass Single Member \$1,500

Private Pass Family \$2,000

First Year Private Pass Membership fees will be prorated by month.