

Residences at Brookside
Capital Reserve Schedule

Item	Life	1	2	3	4	5	6	7	8	9
		2015	2016	2017	2018	2019	2020	2021	2022	2023
Reserve Study	5									
Curb and Gutter					6,032					
Flagstone								6,956		
Balconies								8,695		
Stucco		2,538							50,000	
Stone								5,843		
Garage Doors							73,034			
Asphalt Shingles					191,774					
Gutters and Downspouts					25,133					
Exterior Lighting						6,556				
Boilers			53,853	30,704	20,000	10,628	10,947	11,275	11,614	11,962
Circulation Pumps					2,731					3,166
Hot Water Storage Tanks		6,003			34,967					
Fire Notification System		638								
Heat Tape Replacement		8,640				15,000				
Exterior Resurfacing				38,550					50,000	
Exterior Hand Rails/Decks					25,000					

Estimated Cost Total

Inflated 40 Year Total	17,819	53,853	69,254	88,730	242,535	90,537	111,614	32,769	111,614	15,128
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Annual Cash Balances (40yrs)

Beginning Cash Balance	147,543	194,153	207,966	209,764	199,142	42,486	46,377	112,736	105,187
Funding (also inflated)	64,080	67,276	70,644	77,708	85,479	94,027	98,729	103,665	108,848
Transfer Operating Surplus				3,272					
Special Assessment									
Interest Income on Fund	350	389	408	400	400	400	400	400	400
Expenditures	17,819	53,853	69,254	88,730	242,535	90,537	32,769	111,614	15,128
Ending Cash Balance	194,153	207,966	209,764	199,142	42,486	46,377	112,736	105,187	199,307

Annual % Funding Increase

		5.0%	5.0%	10.0%	10.0%	10.0%	5.0%	5.0%	5.0%
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