

Resv Anal
ADJUSTED
BAL AT 12-31-22

2023 RESERVE SCHEDULE - ELW CLUSTER 4

CATEGORY	ORIG LIFE	REPL COST		EST REMAIN	REMAIN LIFE	ESTIMATED ANNUAL FUNDING REQUIREMENT
PAINTING	7	102,500	44,861	57,639	5	11,528
PAVING	15	130,000	72,204	57,796	3	19,265
ROOF	20	1,500,000	411,301	1,088,699	18	60,483
WELL REPLACEMENT (3)	12	45,000	35,224	9,776	3	3,259
DEFERRED MAINT		132,806	103,059	29,747	1	6,000
CARPORTS			0	0	4	0
SIDING REMOVAL						
REDO IRRIGATION						
TREE/SHRUB REPLACE						
SIDEWALK MAINT.						
ADDITIONAL RESERVES			0			
INSURANCE		125,000	-3,071	128,071	1	128,071
INS DEDUCTIBLE (2% EACH BUILDING)						
INTEREST						
			663,578			228,606