

The Village at Highlands Ranch

Reserve Cash Flow- 2018 through 2029
April 2, 2018

	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029
BEGINNING BALANCE 12/31/17	68,075	97,590	90,698	75,806	74,914	85,022	115,130	103,238	77,346	51,454	45,562	89,670
Transfer to Reserve	51,108	51,108	51,108	51,108	51,108	51,108	51,108	51,108	51,108	51,108	51,108	51,108
Additional Transfers	15,407											
Cash Available	134,590	148,698	141,806	126,914	126,022	136,130	166,238	154,346	128,454	102,562	96,670	140,778
RESERVE EXPENSE												
Painting		45,000	45,000	45,000				50,000	50,000	50,000		
Fencing/Staining		6,000										
Tree service	20,000				20,000		42,000	20,000	20,000	20,000		
Maj. Landscape Imp.	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Snow Emergency	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000
Emergency/Subsidy												
Gazebo/Shack Roofs												
Ret. Walls												
Open Rail fence			14,000		14,000	14,000	14,000	14,000				
Major Irrigation												
Legal	10,000											
Total Reserve Expense	37,000	58,000	66,000	52,000	41,000	21,000	63,000	77,000	77,000	57,000	7,000	7,000
Ending Cash Available	97,590	90,698	75,806	74,914	85,022	115,130	103,238	77,346	51,454	45,562	89,670	133,778

NOTE: Painting Expense assumed to be every 6 to 7yrs
 Fencing Expense assumes complete replacement sometime in the future. Maintained regularly as needed.
 Guard/Shack Roofs to be done in 2045?
 \$15 increase to reserves 2017
 \$5 increase to reserves 2018