

Village East Reserve Analysis (12.01.2022)

Key:	Project Completed
	Best Estimate - Project Proposals Received
	Rough Estimate - No Proposal Received
	Road Escrow

Year	Potential Projects-Capital Components	Anticipated Amount	Reserve Funds (Year Start)	Sweep from Prior Year Budgeted (March)	Sweep from Prior Year Unspent Funds (March)	Available Reserve Funds	Planned Funding (Replace with Actuals when completed)	CIP Funds Available (Year End)	Road Escrow Balance (Year End)	Trailer Lot Escrow (Replace with Actuals at year end)
	(Based on expected need/date. Need/date & cost could shift based on annual evaluation)									
2019	Multi-Purpose Court	\$ 22,000	\$ 85,200	\$ 20,000	\$ 13,500	\$ 118,700	\$ (21,404)	\$ 87,296	\$ 10,000	\$ -
	Road Escrow	\$ 10,000					\$ (10,000)			
2020	Clubhouse/Pumphouse Roofing + Gutters	\$ 9,204	\$ 97,296	\$ 20,000	\$ 20,000	\$ 137,296	\$ (9,850)	\$ 80,326	\$ 20,000	\$ -
	Clubhouse Renovation	\$ 6,950					\$ (7,230)			
	Pool Decking	\$ 17,500					\$ (19,890)			
	Road Escrow	\$ 10,000					\$ (10,000)			
2021	Boat Ramp/Parking Paving	\$ 25,000	\$ 100,326	\$ 20,000	\$ 15,000	\$ 135,326	\$ (24,997)	\$ 62,635	\$ 30,000	\$ -
	Boat Ramp Access Gate and Electrical	\$ 15,000					\$ (17,694)			
	Road Escrow	\$ 10,000					\$ (10,000)			
2022	Extensive Road Repairs (postponed)	\$ 5,000	\$ 92,635	\$ 20,000	\$ 20,000	\$ 132,635	0	\$ 81,635	\$ 50,000	\$ 2,760
	Dock Improvements (DEPOSIT)	\$ 5,000					\$ (1,000)			
	Road Escrow*	\$ 20,000					\$ (20,000)			
2023	Dock Improvements (updated estimate)	\$ 20,000	\$ 131,635	\$ 20,000	\$ 8,000	\$ 159,635	\$ (20,000)	\$ 79,635	\$ 52,500	\$ 5,520
	Woodley & Little Creek Road Repairs	\$ 7,500					\$ (7,500)			
	Road Escrow	\$ 10,000					\$ (10,000)			
2024	Custom Pool Cover	\$ 7,500	\$ 132,135	\$ 20,000	\$ 9,000	\$ 161,135	\$ (7,500)	\$ 66,135	\$ 62,500	\$ 8,280
	Automated Pool Chlorine System	\$ 25,000					\$ (25,000)			
	Road Escrow	\$ 10,000					\$ (10,000)			
2025	Additional Boat Storage Lot	\$ 15,000	\$ 128,635	\$ 20,000	\$ 9,000	\$ 157,635		\$ 85,135	\$ 72,500	\$ 11,040
	Road Escrow	\$ 10,000					\$ (10,000)			
2026			\$ 157,635	20,000	\$ 9,000	\$ 186,635		\$ 104,135	\$ 82,500	\$ 13,800
	Road Escrow	\$ 10,000					\$ (10,000)			
2027			\$ 186,635	20,000	\$ 9,000	\$ 215,635		\$ 123,135	\$ 92,500	\$ 16,560
	Road Escrow	\$ 10,000					\$ (10,000)			
2028			\$ 215,635	20,000	\$ 9,000	\$ 244,635		\$ 152,135	\$ 102,500	\$ 19,320
	Road Escrow	\$ 10,000								

Nominal Order for Paving: Wagon Wheel and remainder of Indian Ridge (\$50,000), Ridgeway (\$24,000), Overlook and Sky Dome (\$30,000), Woodley (\$15,000), Camelot and Bacova (\$38,000)

*Includes Road Impact Fees