

# Reserves Timetable

9/30/2020

Account	Last	Due next	\$ Needed	\$ Available 9/30/2020	plus 3% added cost
	Done		2018 Dollars		per year thru 2038
Master Paint	2018	2025/2032	2x \$12,000	\$7,660	\$31,560
Pool Resurface	2014	2026	24,585	37,170	\$30,485
Pool Heaters	2016/19	2024/2027 2032/2035	2x \$12,000		\$31,200
Pool Deck	2008	2038	67000		\$107,200
Master A/C	2017	2032	\$70,000	\$24,914	\$99,400
Infrastructure				\$5,394	
Termite tenting	2020	ongoing		\$0	
Master Roof	2017	2037	\$150,000	\$1,752	\$240,000
Paving & sealing	2007	2027	\$500,000	\$226,436	\$635,000
Reserves interest				\$44,211	
Villa Roof	2005	2025	\$2,352,203	\$1,286,406	\$2,846,165
Villa Painting	2013-2017	2021/2028/2035	3x \$110,000	\$138,699	\$429,000
			\$3,541,788	\$1,772,646	4,450,010
Projected expenditures by year			2018 dollars	y/e reserves totals at	repair date dollars
				current rate-no costs	
	2020		\$0	1,796,646	\$0
	2021		\$110,000	\$1,892,646	\$119,900
NOTES	2022		\$0	\$1,988,646	0
villa paint	2023		\$0	\$2,084,646	0
2013-villa 11	2024		\$12,000	\$2,180,646	\$14,160
2014-villa 8,9	2025		\$2,364,203	\$2,276,646	2,860,685
2015-villa 10	2026		\$24,585	\$2,372,646	30,485
2017-villa 12,13	2027		\$500,000	\$2,468,646	\$635,000
	2028		\$110,000	\$2,564,646	\$143,000
	2029		\$0	\$2,660,646	\$0
A/C includes	2030			\$2,756,646	\$0
\$20,000 for	2031		\$0	\$2,852,646	\$0
master roof	2032		\$94,000	\$2,948,646	133,480
units	2033		\$0	\$3,044,646	0
	2034		\$0	\$3,140,646	\$0
	2035		\$110,000	\$3,236,646	\$166,100
	2036			\$3,332,646	0
	2037		\$150,000	\$3,428,646	240,000
	2038		\$67,000	3,524,646	107,200
	TOTAL		\$3,541,788	\$3,524,646	\$4,450,010