

2022 Reserve Budget

Oct-20

RESERVE ACCOUNTS	Reference Only		2021 COSTS		2022 COSTS		12/31/21	Balance	Funding	To be	2022
	EST LIFE	YEAR NEEDED	ESTIMATED 2021	EST LIFE	YEAR NEEDED	ESTIMATED 2022	Balance Estimate	remaining to be Funded	Span Years	Funded 2022	Funded Balance
Clubhouse: replace ballroom windows	15	2025	11,918	30	2031	12,384	1,127	11,257	10	1,126	2,253
Clubhouse: replace doors (3) new acct				30	2027	6,405	0	6,405	6	1,068	1,068
Clubhouse: replace roof and gutters	18	2023	18,000	30	2023	23,772	15,667	8,105	2	4,053	19,720
Clubhouse: paint exterior	10	2030	9,260	10	2030	9,538	926	8,612	9	957	1,883
Clubhouse: paint interior	10	2030	9,600	10	2030	9,600	960	8,640	9	960	1,920
Clubhouse: Interior finish items	10	2025	6,300	10	2027	6,678	1,260	5,418	6	903	2,163
Clubhouse: replace furnace & air cond.	15	2022	15,600	15	2024	16,068	13,111	2,957	3	986	14,097
Repave parking lot (3% inflation added)	15	2023	50,000	25	2032	68,134	20,794	47,340	11	4,304	25,098
Reseal & repair parking/handicap lot				10	2022	20,987	20,987	0		0	20,987
Culvert replacement	15	2030	9,000	10	2030	9,270	900	8,370	9	930	1,830
Pool skimmers/ladders/handrails		2026	3,200	15	2026	3,200	533	2,667	5	533	1,066
Pool heater	10	2028	3,800	10	2028	3,800	1,140	2,660	7	380	1,520
Pool fence	20	2021	13,000	20	2025	13,780	10,867	2,913	4	728	11,595
Pool furniture new account				10	2030	3,000	0	3,000	9	333	333
Pool furniture	7	2021	6,400		0	0	3,474	(3,474)	1	(3,474)	(0)
Pool deck/structure - Future	30	2049	71,000	30	2049	71,000			28	-	0
Pool cover	10	2023	8,000	12	2025	8,240	4,433	3,807	4	952	5,385
Pool interior resurface	15	2026	37,400	15	2026	37,400	18,511	18,511	5	3,702	22,213
Forebays dredge/Lambo/Livery/Wall	10	2022	50,000	10	2022	62,000	45,045	16,955	1	16,955	62,000
Dredging bays/main lake basin area	15	2030	100,000	15	2030	100,000	17,500	82,500	9	9,167	26,667
Sluiceway - wood/aluminum section	15	2029	15,000	15	2029	19,000	6,750	12,250	8	1,531	8,281
Dam inspection by certified engineer	5	2021	3,000	5	2026	3,680	0	3,680	5	736	736
Dam earthen works maintenance	10	2029	5,000	10	2029	6,300	4,395	1,905	8	238	4,633
Landscape design project/new acct.					2024	3,270	0	3,270	3	1,090	1,090
Mulch	2	2021	6,800	2	2023	7,004	338	6,666	2	3,333	3,671
Financial 5 Year Review	5	2024	5,175	5	2024	5,175	2,070	3,105	3	1,035	3,105
Security & Privacy	3	2023	10,000		2024	15,000	3,206	11,794	3	3,931	7,137
Totals w/o Contingency			467,453			544,685	193,994	261,651		56,457	250,451
Contingency							21,201				25,000
Totals with Contingency							215,195				275,451

2022 WHITE SQUIRREL LAND BUDGET			
EXPENSES		INCOME	BANK BALANCES
Leaf Removal / Drain Cleaning	\$ 2,000	Road assessments (12 lots @ \$1000)	PNC (Checking) \$2,352.65
Snow Removal	\$ 1,600	Interest from Money Market	Telco Community Credit Union \$46,972.53
ROAD REPAVING RESERVES	\$ 8,400		Total \$49,325.18
TOTAL:	\$12,000		