WATERFORD AT LEXINGTON CONDO ASSOCIATION, INC.

BUDGET 2023

Adopted by
The Board of Directors
On December 15, 2022

WATERFORD AT LEXINGTON CONDO ASSOCIATION, INC. BUDGET 2023

Total Income from Quarterly Maintenance Fees Total Income from Reserve Funding *	285 285	\$ \$	5,408.01 1,212.00	\$ \$	1,541,282.65 345,420.00 1,886,702.65
Annual Fees Per Owner:					
Condo #1	95	\$	6,620.01	\$	628,900.88
Condo #2	95	\$	6,620.01	\$	628,900.88
Condo #3	95	\$	6,620.01	\$	628,900.88
				\$	1,886,702.65

^{*} Please note that, in accordance with Florida law, Waterford owners have voted to fund reserves for roof replacement at less than 100% replacement cost

Waterford Condo Association Budget 2023

Annual Allocation by Condo

	AMOUNT	Condo #1	Condo #2	Condo #3
INCOME				
Association Fees	1.541.280	513.760	513,760	513.760
Finance Charges/Interest Income	1,500	500	500	500
Total Income	1,542,780	514,260	514,260	514,260
EXPENSES				
Administrative				
Insurance - Property & Liability	695,100	231,700	231,700	231,700
Insurance - Flood	140,000	46,667	46,667	46,667
Corporate Filing Fee	60	20	20	20
Bank Charges - L/C Interest	2,000	667	667	667
Accounting & Professional Fees	5,000	1,667	1,667	1,667
Entertainment	7,000	2,333	2,333	2,333
Legal	3,000	1,000	1,000	1,000
Postage	1,300	433	433	433
Division Fees	1,140	380	380	380
Administrative supplies/storage	1,000	333	333	333
Total Administrative	855,600	285,200	285,200	285,200
Pool & Other Common Expenses				
Repairs & Maintenance - Pool	5,000	1,667	1,667	1,667
Electricity - Pool	7,500	2,500	2,500	2,500
Janitorial Contract - Pool	17,410	5,803	5,803	5,803
License & Fees - Pool	300	100	100	100
Telephone - Pool	730	243	243	243
Water & Sewer - Pool	2.300	767	767	767
Total Pool & Other Common	33.240	11.080	11.080	11.080
Repairs & Maintenance				
Fire Monitoring	14.500	4.833	4.833	4.833
Fire System Inspection, Mtce, Repairs	28,070	9,357	9,357	9,357
Landscape/Irrigation	121,418	40,473	40,473	40,473
Professional Fees	75,000	25,000	25,000	25,000
Tree/Plant Replacement	15,000	5,000	5,000	5,000
R&M Buildings/Carports R&M Flevators	69,737	23,246	23,246	23,246
	34,630	11,543	11,543	11,543
Total Repairs & Maintenance	358.355	119,452	119,452	119,452
Operating Expenses				
Electricity	14,000	4,667	4,667	4,667
Janitorial Service	90,240	30,080	30,080	30,080
Water & Sewer	125,000	41,667	41,667	41,667
Pest Control	17,730	5,910	5,910	5,910
Trash Removal	37,470	12,490	12,490	12,490
Elevator Emergency Phone	11,145	3,715	3,715	3,715
Total Operating Expenses	295,585	98,528	98,528	98,528
Total Regular Expenses	1,542,780	514,260	514,260	514,260
Total Expenses	1,542,780	514,260	514,260	514,260
PROFIT (LOSS)				

WATERFORD RESERVES BUDGET 2023

	WA	ERFORD#	1 - Quarte	rly Reserve	Assessn	nents					ANNUAL FUNDING
	Pe	r DIA Reserve S	tudy	Historical A	ctual Costs						-
	Estimated	Next Replacement	Current Replace	Amount	Year	FUNDING	Reserve Balance	Funding Required	Funding per Unit	Quarterly per Unit	
	Life	Due	Cost	Amount	Teal	GOAL	12/31/22	2023	2023	2023	
Condo #1: Buildings 1 through 5											
Building Painting	7	2023	\$ 107,550	\$ 107,000	2015	\$ 107,550					
Roof Repair & Replacement Parking: Asphalt Overlay	25 12	2045 2029	\$ 2,361,477 \$ 97,772	N/A \$ 56,682	N/A 2017	\$ 2,361,477 \$ 97,772					
Parking: Sealing, Striping	4	2024	\$ 10,046	\$ 9,316	2020	\$ 10,046					
Elevators - Modernization & Cab Interior Elevators - Piston	25 10	2023 2023	\$ 482,000 \$ 70,000	N/A N/A	N/A N/A	\$ 482,000 \$ 70,000					
Painting: Walks and Halls	3	2023	\$ 13,800	\$ 12,250	2018	\$ 13,800					
mergency Fund	N/A	N/A	\$ 5,000	N/A	N/A	\$ 5,000					
Sutter replacements Dumpster Enclosures	25 10	2041 2031	\$ 49,724 \$ 32,092	\$ 9,817 \$ 22,945	2016 2021	\$ 49,724 \$ 32,092					
andscape Improvements	20	2041	\$ 165,754	\$ 79,510	2019-2023	\$ 165,754					
Miscellaneous (fire alarm, lighting, railing, backflow)	1 to 20	N/A	\$ 82,300	N/A	N/A	\$ 82,300	e 054.770	6 444 000	£4 200 00	£ 200.00	
			\$ 3,477,516			\$ 3,477,516	\$ 654,770	\$ 114,000	\$1,200.00	\$ 300.00	\$ 114,
	WAT	ERFORD #	2 - Quarte	rly Reserve	Assessn	nents					I
		r DIA Reserve S		Historical A		_					
	Estimated Life	Next Replacement	Current Replace	Amount	Year	FUNDING GOAL	Reserve Balance	Funding Required	Funding per Unit	Quarterly per Unit	
ondo #2: Buildings 6 through 10	-	Due	Cost				12/31/22	2023	2023	2023	l
Building Painting	7	2023	\$ 107,550	\$ 107,000	2015	\$ 107,550					
Roof Repair & Replacement	25	2045	\$ 2,361,477	N/A	N/A	\$ 2,361,477					
Parking: Asphalt Overlay Parking: Sealing, Striping	12 4	2029 2024	\$ 97,772 \$ 10,046	\$ 56,682 \$ 9,316	2017 2020	\$ 97,772 \$ 10,046					
levators - Modernization & Cab Interior	25	2024	\$ 482,000	N/A	N/A	\$ 482,000					
levators - Piston ainting: Walks and Halls	10 3	2024 2023	\$ 70,000 \$ 13,800	N/A \$ 12,250	N/A 2018	\$ 70,000 \$ 13,800					
mergency Fund	N/A	N/A	\$ 5,000	N/A	N/A	\$ 5,000					
Gutter replacements	20	2041	\$ 49,724	\$ 9,817	2016	\$ 49,724 \$ 32,092					
Dumpster Enclosures Landscape Improvements	10 20	2031 2041	\$ 32,092 \$ 165,754	\$ 22,945 \$ 79,510	2021 2019-2023	\$ 32,092 \$ 165,754					
Miscellaneous (fire alarm, lighting, railing, backflow)	1 to 20	N/A	\$ 82,300 \$ 3,477,516	N/A	N/A	\$ 82,300 \$ 3,477,516	£ 911 004	\$ 114,000	£1 200 00	\$ 300.00	\$ 114,
			Ψ 0,477,010				Ψ 011,004		Ψ1,200.00	Ψ 000.00	Ψ 114,
		ERFORD #		•		nents					ı
		r DIA Reserve S	tudy	rly Reserve Historical A		nents					l
		r DIA Reserve S Next Replacement	Current Replace	•		nents FUNDING GOAL	Reserve Balance 12/31/22	Funding Required 2023	Funding per Unit 2023	Quarterly per Unit 2023	l
condo #3: Buildings 11 through 15	Pe Estimated	r DIA Reserve S Next	tudy Current	Historical A	ctual Costs	- FUNDING					I
uilding Painting	Estimated Life	Next Replacement Due	Current Replace Cost \$ 107,550	Amount \$ 107,000	Year	FUNDING GOAL \$ 107,550	Balance	Required	per Unit	per Unit	l
uilding Painting loof Repair & Replacement	Estimated Life	Next Replacement Due	Current Replace Cost \$ 107,550 \$ 2,361,477	Amount \$ 107,000 N/A	Year 2015 N/A	FUNDING GOAL \$ 107,550 \$ 2,361,477	Balance	Required	per Unit	per Unit	l
uilding Painting Roof Repair & Replacement Parking: Asphalt Overlay	Estimated Life	Next Replacement Due	Current Replace Cost \$ 107,550	Amount \$ 107,000	Year	FUNDING GOAL \$ 107,550	Balance	Required	per Unit	per Unit	
tuilding Painting toof Repair & Replacement Parking: Asphalt Overlay Parking: Sealing, Striping levators - Modernization & Cab Interior	Estimated Life 7 25 12 4 25	Next Replacement Due 2023 2045 2029 2024 2025	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000	### Amount \$ 107,000	2015 N/A 2017 2020 N/A	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000	Balance	Required	per Unit	per Unit	
uulding Painting toof Repair & Replacement rarking: Asphalt Overlay rarking: Sealing, Striping clevators - Modernization & Cab Interior levators - Piston	7 25 12 4 25 10	Next Replacement Due 2023 2045 2029 2024 2025 2025	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000	## Historical A Amount \$ 107,000	2015 N/A 2017 2020 N/A N/A	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000	Balance	Required	per Unit	per Unit	I
Juliding Painting toof Repair & Replacement Parking: Asphalt Overlay Parking: Sealing, Striping Levators - Modernization & Cab Interior Elevators - Piston Painting: Walks and Halls Emergency Fund	7 25 12 4 25 10 3 N/A	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NIA	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 71,800 \$ 5,000	## Historical A ## Amount \$ 107,000	2015 N/A 2017 2020 N/A N/A 2018 N/A	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000	Balance	Required	per Unit	per Unit	I
tuilding Painting toof Repair & Replacement taraking: Asphalt Overlay tarking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston tainting: Walks and Halls imergency Fund tutter replacements	7 25 12 4 25 10 3 N/A 20	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NIA 2041	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724	## Historical A ## Amount \$ 107,000	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2016	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724	Balance	Required	per Unit	per Unit	
Juilding Painting toof Repair & Replacement tarking: Asphalt Overlay tarking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston zieuting: Walks and Halls imergency Fund tutter replacements jumpster Enclosures	7 25 12 4 25 10 3 N/A	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NIA	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 71,800 \$ 5,000	## Historical A ## Amount \$ 107,000	2015 N/A 2017 2020 N/A N/A 2018 N/A	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000	Balance	Required	per Unit	per Unit	
Building Painting toof Repair & Replacement Parking: Asphalt Overlay Parking: Sealing, Striping Elevators - Modernization & Cab Interior Elevators - Piston Painting: Walks and Halls intergency Fund Sutter replacements Dumpster Enclosures andscape Improvements	Per Estimated Life 7 25 12 4 25 10 3 N/A 20 10	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 N/A 2041 2031	**Current Replace Cost** \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300	## Historical A ## Amount \$ 107,000	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2016 2021	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 70,000 \$ 13,800 \$ 13,800 \$ 49,724 \$ 32,992 \$ 165,754 \$ 82,330	Balance 12/31/22	Required 2023	per Unit 2023	per Unit 2023	1
uilding Painting toof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping elevators - Modernization & Cab Interior elevators - Piston ainting: Walks and Halls imergency Fund sutter replacements tumpster Enclosures andscape Improvements	Per Estimated Life 7	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 N/A 2041 2031 2041	**Current Replace Cost** \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754	## Historical A ## Amount \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510	2015 N/A 2017 2020 N/A N/A 2018 N/A 2016 2021 2019-2023	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754	Balance 12/31/22	Required 2023	per Unit 2023	per Unit 2023	 \$ 114,
uilding Painting coof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston ainting: Walks and Halls mergency Fund sutter replacements umpster Enclosures andscape Improvements	Pe Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20	Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2025 2023 NI/A 2041 N/A 2041 N/A ghborhood	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516	## Historical A ## Amount \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A ## YRESERVE	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2018 2019 2019 2019 2020 N/A	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 166,754 \$ 82,300 \$ 3,477,516	Balance 12/31/22	Required 2023	per Unit 2023	per Unit 2023	S 114,
uilding Painting toof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping elevators - Modernization & Cab Interior elevators - Piston ainting: Walks and Halls imergency Fund sutter replacements tumpster Enclosures andscape Improvements	7 25 12 4 25 10 3 N/A 20 10 20 1 to 20	Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2025 2023 N/A 2041 2031 2041 N/A ghborhood r DIA Reserve S	Current Replace Cost \$ 1,07,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516	** Historical A **Amount** \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2018 2019 2019 2019 2020 N/A	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516	Balance 12/31/22	Required 2023 \$ 114,000	per Unit 2023 \$1,200.00	per Unit 2023	 \$ 114,
uilding Painting coof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston ainting: Walks and Halls mergency Fund sutter replacements umpster Enclosures andscape Improvements	Pe Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 N/A 2041 2031 2041 N/A ghborhood r DIA Reserve S Next Replacement	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516	## Historical A ## Amount \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A ## YRESERVE	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2018 2019 2019 2019 2020 N/A	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 166,754 \$ 82,300 \$ 3,477,516	S 726,112 Reserve Balance	Required 2023 \$ 114,000 Funding Required	per Unit 2023 \$1,200.00	per Unit 2023 \$ 300.00 Quarterly per Unit	\$ 114
uilding Painting coof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston ainting: Walks and Halls mergency Fund uitter replacements umpster Enclosures andscape Improvements liscellaneous (fire alarm, lighting, railing, backflow)	Pe Estimated Life 7 25 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Nei Estimated Life	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NI/A 2041 2041 NI/A ghborhood r DIA Reserve S Next Replacement Due	Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 82,300 \$ 34,477,516 - Quarter tudy Current	\$ 107,000 N/A \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A \$ W/A \$ 10,000 N/A \$ 10,000	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2019 2016 2021 2019-2023 N/A ASSESSM ctual Costs	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516	Balance 12/31/22 \$ 726,112	Required 2023 \$ 114,000 Funding	per Unit 2023	per Unit 2023	\$ 114
Juilding Painting toof Repair & Replacement tarking: Asphalt Overlay arking: Sealing, Stripping levators - Modernization & Cab Interior levators - Piston ainting: Walks and Halls imergency Fund butter replacements Jumpster Enclosures andscape Improvements liscellaneous (fire alarm, lighting, railing, backflow)	Pe Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Nei	r DIA Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 N/A 2041 2041 N/A ghborhood r DIA Reserve S Next Replacement Due 2023	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 \$ Quarter tudy **Current Replace Cost \$ 1,750	\$ 107,000 N/A \$ 56,682 \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A \$ 14,575 \$ 79,510 N/A \$ 14,575	2015 N/A 2017 2020 N/A 2018 N/A 2016 2021 2019-2023 N/A ASSESSM ctual Costs Year	FUNDING GOAL \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 Ents FUNDING GOAL \$ 1,750	S 726,112 Reserve Balance	Required 2023 \$ 114,000 Funding Required	per Unit 2023 \$1,200.00	per Unit 2023 \$ 300.00 Quarterly per Unit	\$ 114
uilding Painting coof Repair & Replacement arking: Asphalt Overlay arking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston ainting: Walks and Halls mergency Fund uitter replacements umpster Enclosures andscape Improvements liscellaneous (fire alarm, lighting, railing, backflow)	Pe Estimated Life 7 25 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Nei Estimated Life	Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2025 2023 NI/A 2041 2041 NI/A 2041 NI/A ghborhood r DIA Reserve S Next Replacement Due	**Tudy Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 - Quarter tudy Current Replace Cost \$ 1,750 \$ 19,550	\$ 107,000 N/A \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A \$ Mixed Part of the control	2015 N/A 2017 2020 N/A 2018 N/A 2018 N/A 2016 2021 2019-2023 N/A ASSESSI Cetual Costs Year 2015 2018	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 ents 	S 726,112 Reserve Balance	Required 2023 \$ 114,000 Funding Required	per Unit 2023 \$1,200.00	per Unit 2023 \$ 300.00 Quarterly per Unit	\$ 114
Juilding Painting toof Repair & Replacement laraking: Asphalt Overlay larking: Sealing, Striping levators - Modernization & Cab Interior levators - Piston l	Per Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Estimated Life 7 25 10 20 20 20 20 20 20 20 20 20 20 20 20 20	Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NI/A 2041 N/A 2041 N/A ghborhood r DIA Reserve S Next Replacement Due	**Tudy Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 - Quarter tudy Current Replace Cost \$ 1,750 \$ 19,550 \$ 26,400 \$ 15,375 \$ 26,400 \$ 15,375	\$ 107,000 N/A \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A Amount \$ 1,575 \$ 24,027 \$ 19,400 N/A	2015 NIA 2017 2020 NIA 2018 NIA 2016 2021 2019-2023 NIA ASSESSM ctual Costs Year 2015 2018 2013 NIA	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,000 \$ 70,000 \$ 13,800 \$ 48,200 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 ents FUNDING GOAL \$ 17,500 \$ 19,550 \$ 26,400 \$ 15,375	S 726,112 Reserve Balance	Required 2023 \$ 114,000 Funding Required	per Unit 2023 \$1,200.00	per Unit 2023 \$ 300.00 Quarterly per Unit	\$ 114
Building Painting Boot Repair & Replacement Parking: Asphalt Overlay Parking: Sealing, Striping Elevators - Modernization & Cab Interior Elevators - Piston Painting: Walks and Halls Emergency Fund Butter replacements Dumpster Enclosures Landscape Improvements Aliscellaneous (fire alarm, lighting, railing, backflow) Pool House Painting Pool Fence Pool Resurfacing Pool Fence Pool Deck Refinish	Pe Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Restimated Life 7 25 10 20 to 25 4	Reserve S Next Replacement Due 2023 2045 2025 2025 2025 2023 N/A 2041 2041 N/A 2011 2041 N/A Signification Pla Reserve S Next Replacement Due 2023 2045 2025 2023 2046 2025 2023	\$ 107,550 \$ 2,361,477 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 - Quarter tudy Current Replace Cost \$ 1,750 \$ 19,550 \$ 26,400 \$ 15,375 \$ 2,000	\$ 107,000 N/A \$ 56,682 \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A \$ 14,575 \$ 24,027 \$ 19,400 N/A \$ 1,300 \$ 1,300 \$ 1,300	2015 N/A 2017 2020 N/A 2018 N/A 2016 2019 2019 2019 2019 2019 2019 2019 2019	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 13,800 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 ents - FUNDING GOAL \$ 1,750 \$ 19,550 \$ 26,400 \$ 15,375 \$ 2,000	S 726,112 Reserve Balance	Required 2023 \$ 114,000 Funding Required	per Unit 2023 \$1,200.00	per Unit 2023 \$ 300.00 Quarterly per Unit	\$ 114,
Condo #3: Buildings 11 through 15 Building Painting Roof Repair & Replacement Parking: Asphalt Overlay Parking: Sealing, Striping Elevators - Modernization & Cab Interior Elevators - Piston Painting: Walks and Halls Emergency Fund Sutter replacements Dumpster Enclosures Landscape Improvements Wiscellaneous (fire alarm, lighting, railing, backflow) Pool House Painting Roof Repair & Replacement Pool Resurfacing Pool Fence Pool Deck Refinish Pool Filter, Pumps & Heaters	Per Estimated Life 7 25 12 4 25 10 3 N/A 20 10 20 1 to 20 Estimated Life 7 25 10 20 20 20 20 20 20 20 20 20 20 20 20 20	Reserve S Next Replacement Due 2023 2045 2029 2024 2025 2025 2023 NI/A 2041 N/A 2041 N/A ghborhood r DIA Reserve S Next Replacement Due	**Tudy Current Replace Cost \$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,046 \$ 482,000 \$ 70,000 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 - Quarter tudy Current Replace Cost \$ 1,750 \$ 19,550 \$ 26,400 \$ 15,375 \$ 26,400 \$ 15,375	\$ 107,000 N/A \$ 107,000 N/A \$ 56,682 \$ 9,316 N/A \$ 12,250 N/A \$ 9,817 \$ 22,945 \$ 79,510 N/A Amount \$ 1,575 \$ 24,027 \$ 19,400 N/A	2015 NIA 2017 2020 NIA 2018 NIA 2016 2021 2019-2023 NIA ASSESSM ctual Costs Year 2015 2018 2013 NIA	\$ 107,550 \$ 2,361,477 \$ 97,772 \$ 10,000 \$ 70,000 \$ 13,800 \$ 48,200 \$ 5,000 \$ 49,724 \$ 32,092 \$ 165,754 \$ 82,300 \$ 3,477,516 ents FUNDING GOAL \$ 17,500 \$ 19,550 \$ 26,400 \$ 15,375	S 726,112 Reserve Balance 12/31/22	\$ 114,000 Funding Required 2023	\$1,200.00 Funding per Unit 2023	\$ 300.00 Quarterly per Unit 2023	