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Funding Reserve Analysis
for
Woodland Village HOA July 1, 2022

June 21, 2022



Woodland Village

Funding Reserve Analysis

for

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June 21, 2022

Board of the Directors
Woodland Village Association
Village Center Drive
Reno, Nevada 89508

Subject: Woodland Village HOA July 1, 2022

Board of Directors,

Resource 1 BC is pleased to present to Board of the Directors the requested Reserve Funding study. We believe that you will find the attached study to be thorough and complete. After you have had an opportunity to review the report you may have questions. Please do not hesitate to write or call - we would be pleased to answer any questions you may have.

Project Description

The Woodland Village Association is located off of Village Parkway in Cold Springs, Nevada. The project currently consists of 1889 units. The homeowners maintain their homes, fences and lots. The public streets, Forest Park and the walking path near the parking of Forest Park and Village Center Park are maintained by Washoe County. NV Energy maintains the large overhead street lighting. The Association maintains the street lighting, detention ponds with fencing, asphalt walking paths, common area split rail fencing and common area landscaping. Reflectors, fence staining and detention pond cleaning are maintained from the operational budget.

As per NRS 116, a new reserve study is required when the Developer turns over a phase to the Association. As per NRS 116, a financial update, without a site visit, is required annually and a new reserve study, with a site visit, is required every five years, which would be June 2027, unless additional phases are added to the project.

Depth of Study

Full Service Reserve Study with Field Inspection A field inspection was made to verify the existing condition of the various reserve study components, their physical condition, and to verify component quantities. In place testing, laboratory testing, and non-destructive testing of the reserve study components were not performed. Field measurements of component quantities were made to either verify improvement plan take offs or determine directly the quantities of various components. Photographs were not taken of the site improvements.

Summary of Financial Assumptions

The below table contains a partial summary of membership and reserve fund balance provided by Board of the Directors for the Woodland Village HOA July 1, 2022 funding study.

Woodland Village HOA July 1, 2022 Funding Study Summary - Continued

<i>Reserve Study by Calendar Year Starting</i>	July 1, 2022
<i>Funding Study Length</i>	30 Years
<i>Number of Assessment Paying Members</i>	1889
<i>Initial Reserves¹</i>	\$675,058
<i>Annual Inflation Rate</i>	3.00%
<i>Tax Rate on Reserve Interest²</i>	30.00%
<i>Minimum Reserve Account Balance</i>	\$0
<i>Assessment Change Period</i>	5 Years
<i>Annual Operating Budget</i>	\$0

¹ See Appendix A

² Taxed as an IRS exempt association (IRS Tax Rules Attached)

Reserve Study Assumptions

- Cost estimates and financial information are accurate and current.
- No unforeseen circumstances will cause a significant reduction of reserves.
- Sufficient comprehensive property insurance exists to protect from insurable risks.
- The association plans to continue to maintain the existing common areas and amenities.
- Reserve payments occur at the end of every calendar month.
- Expenses occur at the end of the expense year.

Initial Reserves

Initial reserves for this Reserve Study were known to be \$675,058 on July 1, 2022. Based upon a study start date of July 1, 2022 a total of 0 days of accrued interest at 1.89 percent per annum were compounded to yield an initial reserve balance of \$675,058.

The implicit assumption has been made that the reserve accounts were not drawn down between the date of the known reserve balance and the study start date.

Recommended Payment Schedule

The below table contains Resource 1 BC recommended schedule of payments for the next five years. Failure to follow the proposed schedule of payments may result in inadequate reserve funds.

Proposed Assessment Schedule

Calendar Year	Member Monthly Reserve Assessment	Member Total Annual Assessment	Association Monthly Reserve Assessment	Association Annual Reserve Assessment	Proposed Reserve Balance
2022	\$9.60	\$58	\$18,140	\$108,840	\$551,161
2023	\$9.60	\$115	\$18,140	\$217,679	\$711,164
2024	\$9.60	\$115	\$18,140	\$217,679	\$848,573
2025	\$9.60	\$115	\$18,140	\$217,679	\$923,035
2026	\$9.60	\$115	\$18,140	\$217,679	\$1,036,388
2027	\$9.60	\$115	\$18,140	\$217,679	\$1,112,660

Assessment Change Period

Resource 1 BC is using a 5 years assessment change period, as a new reserve study is required every five years. Resource 1 BC recommends a financial update every year. Ongoing repairs, reserve account balance changes, costs of component changes, inflation rate changes and reserve funds interest rate changes are some of the variables that affect reserve assessments.

Financial Condition of Association

Woodland Village Association current reserve funding is in good financial condition and/or is adequately funded. The overall status of the reserves of the association is in good and/or adequately funded. The reserve account is under funded by approximately \$433,618.46; this is the total of the present cost depreciation, \$1,108,676,74, less monies in reserves. See total present cost report. This is about \$229.55 per unit. Resource 1 BC does not know if the reserve account was reconciled as the amount was given to Resource 1 BC by the Community Manager The interest rate the reserve funds earned was given to Resource 1 BC by the Community Manager.

Reserve Funding Goal

The reserve fund is set to be as close to Fully Funded as possible on an annual basis.

Next Full Service Reserve Study Required Date

Woodland Village HOA will need a new full service reserve study in place before June 6, 2027, or when new phases are added.

Contents to Budget to Maintain Reserves NAC 116.415

NAC 116.415 Contents of budget to maintain reserve. (NRS 116.31151, 116.615) An executive board shall, in addition to the requirements set forth in paragraph (b) of subsection 1 of NRS 116.31151, include in the budget to maintain the reserve:

1. An estimate of the amount of reserve funds necessary in the projected fiscal year, based on industry standards, to complete the maintenance, repairs, replacement or restoration of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore as recommended in the study of reserves conducted pursuant to NRS 116.31152; and
2. If the projected balance of the reserve account at the end of the budgeted fiscal year is less than the amount required to adequately fund the reserves on a reasonable basis at the end of the budgeted fiscal year, as determined by the study of reserves conducted pursuant to NRS 116.31152: (a) The reason for the difference; and (b) How this difference is proposed to be resolved by the executive board.

(Added to NAC by Comm'n for Common-Interest Communities by R129-04, eff. 4-14-2005; A by Comm'n for Common-Interest Communities & Condo. Hotels by R135-09, 8-13-2010; R050-13, 8-10-2015)

State of Nevada Annual Association Registration

The State of Nevada Real Estate Division requires an Annual Association Registration to be filed with the Ombudsman every year. The form can be obtained from this link: <http://red.state.nv.us/forms/609.pdf> Resource 1 BC can offer some assistance in completing this form. Revised February 13, 2019. Please feel free to contact us.

Date of Physical Inspection

Woodland Village HOA July 1, 2022 HOA was physically inspected by Resource 1 BC on June 06, 2022.

Study Start and Study End Date

This Reserve Study encompasses 30 Years. The Study Start Date is July 1, 2022 and the study ends on June 30, 2052.

Governing Documents

A review was not made of the CCR's (conditions, covenants and restrictions) governing documents.

Plats and Other Industry Resources Used to Prepare this Study

Plat map supplied by Woodland Village was used in preparing this reserve study.

Inflation Rate

According to the average inflation rate from InflationData.com [historical CPI] is 3.0 percent. This average is the inflation rate used in this reserve study and over the 30 year period. Resource 1 BC recommends annual updates because inflation rates will vary in the future, affecting reserve assessments.

Crude Oil Price

On June 2, 2022 the price of crude oil was \$117.10 per barrel and has been fluctuating wildly. As this price continues to rise or fall, the price of petroleum based products, such as asphalt, slurry seal and roofing will also be increased or decreased.

Study Method

Funding studies may be done in several ways, but we believe that the value of a funding study lies in the details. "Bulk" studies are quick, usually inexpensive, and almost always border on worthless. We believe that meaningful answers to funding studies lie in the details. In this study, we have used the "Component" method because it is the only method which allows scrutiny of the funding details. The method is pragmatic, and allows human judgement and experience to enter into the equation.

Unless noted otherwise, the present cost of every reserve item in this report has been estimated using the "National Construction Estimator", a nationally recognized standard, and modified by an area cost adjustment factor. Where possible, known costs have been used. In addition, every reserve item has been given an estimated remaining useful life, an estimated useful life when new, and has been cast into the future to determine the inflated cost.

Equal annual payments are calculated for each reserve item based upon a payment starting year and a payment ending year using the end of period payment method. Interest earned on accumulated reserve funds and taxes on the reserve interest are also calculated. Initial reserve funds are consumed as expenses occur until fully depleted, reducing annual reserve payments to a minimum. As you review this report, we are certain that you will appreciate the level of detail provided, allowing you to review each reserve item in detail.

Major Component of the Common Elements Defined NAC 116.046

NAC 116.046 "Major components" means the major components of the common elements, whether real or personal property, which the association is responsible for maintaining repairing, replacing or restoring, including, without limitation, amenities, improvements, furnishings, fixtures, finishes, systems and equipment.

NRS 116 Developer Responsibilities

NRS 116.31038 Delivery to association of property held or controlled by declarant. In addition to any applicable requirement set forth in NRS 116.310395, within 30 days after units' owners other than the declarant may elect a majority of the members of the executive board, the declarant shall deliver to the association all property of the units' owners and of the association held by or controlled by the declarant, including:

1. The original or a certified copy of the recorded declaration as amended, the articles of incorporation, articles of association, articles of organization, certificate of registration, certificate of limited partnership, certificate of trust or other documents of organization for the association, the bylaws, minute books and other books and records of the association and any rules or regulations which may have been adopted.
2. An accounting for money of the association and audited financial statements for each fiscal year and any ancillary period from the date of the last audit of the association to the date the period of the declarant's control ends. The financial statements must fairly and accurately report the association's financial position. The declarant shall pay the costs of the ancillary audit. The ancillary audit must be delivered within 210 days after the date the period of the declarant's control ends.
3. A complete study of the reserves of the association, conducted by a person who is registered as a reserve study specialist pursuant to chapter 116A of NRS. At the time the control of the declarant ends, the declarant shall:(a) Except as otherwise provided in this paragraph, deliver to the association a reserve account that contains the declarant's share of the amounts then due, and control of the account. If the declaration was recorded before October 1, 1999, and, at the time the control of the declarant ends, the declarant has failed to pay his or her share of the amounts due, the executive

board shall authorize the declarant to pay the deficiency in installments for a period of 3 years, unless the declarant and the executive board agree to a shorter period.(b) Disclose, in writing, the amount by which the declarant has subsidized the association's dues on a per unit or per lot basis.

4. The association's money or control thereof.

5. All of the declarant's tangible personal property that has been represented by the declarant as property of the association or, unless the declarant has disclosed in the public offering statement that all such personal property used in the common-interest community will remain the declarant's property, all of the declarant's tangible personal property that is necessary for, and has been used exclusively in, the operation and enjoyment of the common elements, and inventories of these properties.

6. A copy of any plans and specifications used in the construction of the improvements in the common-interest community which were completed within 2 years before the declaration was recorded.

7. All insurance policies then in force, in which the units' owners, the association, or its directors and officers are named as insured persons.

8. Copies of any certificates of occupancy that may have been issued with respect to any improvements comprising the common-interest community other than units in a planned community.

9. Any renewable permits and approvals issued by governmental bodies applicable to the common-interest community which are in force and any other permits and approvals so issued and applicable which are required by law to be kept on the premises of the community.

10. Written warranties of the contractor, subcontractors, suppliers and manufacturers that are still effective.

11. A roster of owners and mortgagees of units and their addresses and telephone numbers, if known, as shown on the declarant's records.

12. Contracts of employment in which the association is a contracting party.

13. Any contract for service in which the association is a contracting party or in which the association or the units' owners have any obligation to pay a fee to the persons performing the services.

(Added to NRS by 1993, 2354; A 1999, 3002; 2001, 2490; 2005, 2597; 2009, 2918)

NRS 116.31039 Delivery to association of additional common elements constructed by declarant or successor declarant.

1. If a common-interest community is developed in separate phases and any declarant or successor declarant is constructing any common elements that will be added to the association's common elements after the date on which the units' owners other than the declarant may elect a majority of the members of the executive board, the declarant or successor declarant who is constructing such additional common elements is responsible for:(a) Paying all expenses related to the additional common elements which are incurred before the conveyance of the additional common elements to the association; and (b) Except as otherwise provided in NRS 116.31038, delivering to the association that declarant's share of the amount specified in the study of the reserves completed pursuant to subsection 2.

2. Before conveying the additional common elements to the association, the declarant or successor declarant who constructed the additional common elements shall deliver to the association a study of the reserves for the additional common elements which satisfies the requirements of NRS 116.31152.

3. As used in this section, "successor declarant" includes, without limitation, any successor declarant who does not control the association established by the initial declarant.

(Added to NRS by 2003, 2219)

Study of Reserves NRS 116.31152

NRS 116.31152 Study of reserves; duties of executive board regarding study; qualifications of person who conducts study; contents of study; submission of summary of study to Division; use of money credited against residential construction tax for upkeep of park facilities and related improvements identified in study.

1. The executive board shall: (a) At least once every 5 years, cause to be conducted a study of the reserves required to repair, replace and restore the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (b) At least annually, review the results of that study to determine whether those reserves are sufficient; and (c) At least annually, make any adjustments to the association's funding plan which the executive board deems necessary to provide adequate funding for the required reserves.

2. Except as otherwise provided in this subsection, the study of the reserves required by subsection 1 must be conducted by a person who holds a permit issued pursuant to chapter 116A of NRS. If the common-interest community contains 20 or fewer units and is located in a county whose population is less than 55,000, the study of the reserves required by subsection 1 may be conducted by any person whom the executive board deems qualified to conduct the study.
 3. The study of the reserves must include, without limitation: (a) A summary of an inspection of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (b) An identification of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore which have a remaining useful life of less than 30 years; (c) An estimate of the remaining useful life of each major component of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore identified pursuant to paragraph (b); (d) An estimate of the cost of maintenance, repair, replacement or restoration of each major component of the common elements and any other portion of the common-interest community identified pursuant to paragraph (b) during and at the end of its useful life; and (e) An estimate of the total annual assessment that may be necessary to cover the cost of maintaining, repairing, replacement or restoration of the major components of the common elements and any other portion of the common-interest community identified pursuant to paragraph (b), after subtracting the reserves of the association as of the date of the study, and an estimate of the funding plan that may be necessary to provide adequate funding for the required reserves.
 4. A summary of the study of the reserves required by subsection 1 must be submitted to the Division not later than 45 days after the date that the executive board adopts the results of the study.
 5. If a common-interest community was developed as part of a planned unit development pursuant to chapter 278A of NRS and is subject to an agreement with a city or county to receive credit against the amount of the residential construction tax that is imposed pursuant to NRS 278.4983 and 278.4985, the association that is organized for the common-interest community may use the money from that credit for the repair, replacement or restoration of park facilities and related improvements if: (a) The park facilities and related improvements are identified as major components of the common elements of the association; and
(b) The association is obligated to repair, replace or restore the park facilities and related improvements in accordance with the study of the reserves required by subsection 1.
- (Added to NRS by 1999, 2994; A 2003, 2241; 2005, 2606; 2009, 1736, 2213; 2011, 1144)

Reserve Study Contents NAC 116.425

NAC 116.425 Reserve study: Contents. (NRS 116.31152, 116.615)

1. A reserve study must, in addition to the requirements set forth in NRS 116.31152, include: (a) A 30-year schedule which shows: (1) The actual or projected beginning balance of the reserve fund; (2) The projected increase in reserve contributions to the reserve fund, adjusted for inflation, that will be required in any given year to provide adequately funded reserves; (3) The estimated interest income, net of projected federal income tax, earned in the reserve fund; (4) The projected expenditures from the reserve fund; and (5) The projected ending balance of the reserve fund; (b) The names and credentials of any consultants and other persons with expertise used to assist in the preparation of the reserve study; (c) Any written reports prepared by consultants and other persons with expertise; (d) If there are any conflicting recommendations of the consultants or other persons with expertise while preparing the reserve study, a written explanation as to which recommendations were selected and the reasons for their selection; (e) The number of units in the association; (f) A general statement describing the current status of the reserve fund; (g) A general statement describing the overall status of the reserves of the association; (h) The beginning and ending dates for which the reserve study is prepared; (i) A general statement describing the reconciliation, development or computation of the initial balance of the reserve fund; (j) A listing and detailed description of each major component of the common elements; (k) A table showing the remaining useful life of each major component of the common elements from the time of each component's initial or last installation, maintenance, repair, replacement or restoration; (l) Using the current replacement cost, a 30-year table that reflects the projected ending reserve fund balance for each year as compared to the fully funded balance for that year; (m) A general statement describing the objectives of the funding plan that is designed to allocate the costs for the maintenance, repair, replacement and restoration of the major components of the common elements and the methods used in projecting the 30-year funding plan, using the following terms and discussing, where applicable: (1) Full funding; (2) Threshold funding; and (3) Baseline funding; (n) A statement

identifying the sources relied upon to obtain an estimate for the cost to maintain, repair, replace or restore a major component of the common elements; (o) A detailed description of the type of reserve study that was performed and the level of service accorded to the reserve study, including whether the reserve study was: (1) A full reserve study in which the following tasks were performed: (I) An inventory and measurement of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (II) An assessment of the condition of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore, which is based upon on-site visual observations if such components and portions are reasonably accessible for such observation; (III) Estimates of the remaining useful life and valuation of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (IV) Financial analysis of data and the status of the reserve fund; and (V) Development of a funding plan; (2) An update to a previous reserve study made pursuant to a visit to the site of the common-interest community in which the following tasks were performed: (I) A verification of a previous inventory of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore. Unless new major components of the common elements have been added, or the existing inventory of major components of the common elements has changed, since the last reserve study, a quantification of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore is not required; (II) An assessment of the condition of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore, which is based upon on-site visual observations if such components and portions are reasonably accessible for such observation; (III) Estimates of the remaining useful life and valuation of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (IV) Financial analysis of data and the status of the reserve fund; and (V) Development of a funding plan; or (3) An update to a previous reserve study made without a visit to the site of the common-interest community in which the following tasks were performed: (I) Estimates of the remaining useful life and valuation of the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (II) Financial analysis of data and the status of the reserve fund; and (III) Development of a funding plan; (p) The disclosures set forth in NAC 116.430; and (q) A statement, prominently displayed, which reads substantially as follows: (1) The projected life expectancy of the major components and the funding needs of the reserves of the association are based upon the association performing appropriate routine and preventative maintenance for each major component. Failure to perform such maintenance can negatively impact the remaining useful life of the major components and dramatically increase the funding needs of the reserves of the association. (2) Material issues which are not disclosed to the person conducting the study of the reserves would cause the condition of the association to be misrepresented.

2. As used in this section, "adequately funded reserves" means the funds sufficient to maintain the common elements: (a) At the level described in the governing documents and in a reserve study; and (b) Without using the funds from the operating accounts or without special or reserve assessments, except for occurrences that are a result of unforeseen catastrophic events.

(Added to NAC by Comm'n for Common-Interest Communities by R129-04, eff. 4-14-2005; A by Comm'n for Common-Interest Communities & Condo. Hotels by R145-06, 4-17-2008; R050-13, 8-10-2015)

Reserve Study Disclosures NAC 116.430

NAC 116.430 Reserve study: Required disclosures. (NRS 116.31152, 116.615) A person conducting a reserve study and any consultant assisting in the preparation of a reserve study shall include in the reserve study the following disclosures:

1. The background, training, qualifications and references that would qualify the person conducting or assisting in the preparation of the reserve study as competent to conduct or assist in the preparation of the reserve study.
2. Any relationship which could result in actual or perceived conflicts of interest.
3. Whether the person conducting or assisting in the preparation of the reserve study is bonded or has professional liability insurance with a minimum coverage of \$1,000,000.
4. The method or methods for determining the common area components based on: (a) An actual on-site inspection of the common elements with representative sampling; (b) An inventory and material information provided by the client; (c)

A previous reserve study and the date of that study; or (d) Plats, governing documents or any other additional industry resources used by the person conducting or assisting in the preparation of the reserve study.

5. Industry sources used for determining: (a) The life of a major component of the common elements; and (b) The cost of maintaining, repairing, replacing or restoring a major component of the common elements.

6. If known, any guarantees, express or implied, that are provided by any component manufacturer or service provider, with the predictions that would affect the cost or life expectancy of any of the major components.

7. The source of the initial reserve fund balance presented in the reserve study.

8. Whether a reserve assessment is anticipated during the current 30-year life of the reserve study.

9. The source of the interest rate and inflation rate assumptions used in the 30-year projection contained in the reserve study.

10. A statement, prominently displayed, which reads substantially as follows:

Information provided to the preparer of a reserve study by an official representative of the association regarding financial, historical, physical, quantitative or reserve project issues will be deemed reliable by the preparer. A reserve study will be a reflection of information provided to the preparer of the reserve study. The total of actual or projected reserves required as presented in the reserve study is based upon information provided that was not audited. A reserve study is not intended to be used to perform an audit, an analysis of quality, a forensic study or a background check of historical records. An on-site inspection conducted in conjunction with a reserve study should not be deemed to be a project audit or quality inspection.

11. A listing of any significant components of the common-interest community that the association may be obligated to maintain, repair, replace or restore which are not included in the funding projection in the reserve study and the reason for excluding those components from that funding projection.

12. For updated reserve studies, a statement, prominently displayed, which reads substantially as follows: Quantities of major components of the common elements as reported in previous reserve studies are deemed to be accurate and reliable. This reserve study relies upon the validity of previous reserve studies.

(Added to NAC by Comm'n for Common-Interest Communities by R129-04, eff. 4-14-2005; A by Comm'n for Common-Interest Communities & Condo. Hotels by R145-06, 4-17-2008; R050-13, 8-10-2015)

Annual Distribution of Budgets NRS 116.31151

NRS 116.31151 Annual distribution to units' owners of operating and reserve budgets or summaries of such budgets and policy for collection of fees, fines, assessments or costs; ratification of budget.

1. Except as otherwise provided in subsection 2 and unless the declaration of a common-interest community imposes more stringent standards, the executive board shall, not less than 30 days or more than 60 days before the beginning of the fiscal year of the association, prepare and distribute to each unit's owner a copy of: (a) The budget for the daily operation of the association. The budget must include, without limitation, the estimated annual revenue and expenditures of the association and any contributions to be made to the reserve account of the association. (b) The budget to provide adequate funding for the reserves required by paragraph (b) of subsection 2 of NRS 116.3115. The budget must include, without limitation: (1) The current estimated replacement cost, estimated remaining life and estimated useful life of each major component of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (2) As of the end of the fiscal year for which the budget is prepared, the current estimate of the amount of cash reserves that are necessary, and the current amount of accumulated cash reserves that are set aside, to repair, replace or restore the major components of the common elements and any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore; (3) A statement as to whether the executive board has determined or anticipates that the levy of one or more special assessments will be necessary to repair, replace or restore any major component of the common elements or any other portion of the common-interest community that the association is obligated to maintain, repair, replace or restore or to provide adequate funding for the reserves designated for that purpose; and (4) A general statement describing the procedures used for the estimation and accumulation of cash reserves pursuant to subparagraph (2), including, without limitation, the qualifications of the person responsible for the preparation of the study of the reserves required by NRS 116.31152.

2. In lieu of distributing copies of the budgets of the association required by subsection 1, the executive board may distribute to each unit's owner a summary of those budgets, accompanied by a written notice that: (a) The budgets are

available for review at the business office of the association or some other suitable location within the county where the common-interest community is situated or, if it is situated in more than one county, within one of those counties but not to exceed 60 miles from the physical location of the common-interest community; and (b) Copies of the budgets will be provided upon request.

3. Within 60 days after adoption of any proposed budget for the common-interest community, the executive board shall provide a summary of the proposed budget to each unit's owner and shall set a date for a meeting of the units' owners to consider ratification of the proposed budget not less than 14 days or more than 30 days after the mailing of the summaries. Unless at that meeting a majority of all units' owners, or any larger vote specified in the declaration, reject the proposed budget, the proposed budget is ratified, whether or not a quorum is present. If the proposed budget is rejected, the periodic budget last ratified by the units' owners must be continued until such time as the units' owners ratify a subsequent budget proposed by the executive board.

4. The executive board shall, at the same time and in the same manner that the executive board makes the budget available to a unit's owner pursuant to this section, make available to each unit's owner the policy established for the association concerning the collection of any fees, fines, assessments or costs imposed against a unit's owner pursuant to this chapter. The policy must include, without limitation: (a) The responsibility of the unit's owner to pay any such fees, fines, assessments or costs in a timely manner; and (b) The association's rights concerning the collection of such fees, fines, assessments or costs if the unit's owner fails to pay the fees, fines, assessments or costs in a timely manner.

(Added to NRS by 1999, 2993; A 2003, 2241; 2005, 2605; 2009, 1205, 1735, 2806)

Audits NRS 116.31144

NRS 116.31144 Audit and review of financial statements.

1. Except as otherwise provided in subsection 2, the executive board shall: (a) If the annual budget of the association is \$45,000 or more but less than \$75,000, cause the financial statement of the association to be reviewed by an independent certified public accountant during the year immediately preceding the year in which a study of the reserves of the association is to be conducted pursuant to NRS 116.31152. (b) If the annual budget of the association is \$75,000 or more but less than \$150,000, cause the financial statement of the association to be reviewed by an independent certified public accountant every fiscal year. (c) If the annual budget of the association is \$150,000 or more, cause the financial statement of the association to be audited by an independent certified public accountant every fiscal year.

2. Except as otherwise provided in this subsection, for any fiscal year, the executive board of an association shall cause the financial statement for that fiscal year to be audited by an independent certified public accountant if, within 180 days before the end of the fiscal year, 15 percent of the total number of voting members of the association submit a written request for such an audit. The provisions of this subsection do not apply to an association described in paragraph (c) of subsection 1.

3. The Commission shall adopt regulations prescribing the requirements for the auditing or reviewing of financial statements of an association pursuant to this section. Such regulations must include, without limitation: (a) The qualifications necessary for a person to audit or review financial statements of an association; and (b) The standards and format to be followed in auditing or reviewing financial statements of an association.

(Added to NRS by 2005, 2584; A 2009, 462; 2011, 988)

Summary of Findings

Resource 1 BC has estimated future projected expenses for Woodland Village HOA July 1, 2022 based upon preservation of existing improvements. The attached funding study is limited in scope to those expense items listed in the attached "Woodland Village HOA July 1, 2022 Reserve Study Expense Items". Expense items which have an expected life of more than 30 Years are not included in this reserve study unless payment for these long lived items overlaps the 30 Years reserve study envelope.

Of primary concern is the preservation of a positive funding balance with funds sufficient to meet projected expenses throughout the study life. Based upon the attached funding study, it is our professional opinion that member monthly fees as shown in the attached "Woodland Village HOA July 1, 2022 Assessment Summary" will realize this goal. Some reserve items in the "Revenue Summary Table" may not contain payments. In this analysis the initial reserves were used to make annual payments for expense items in their order of occurrence until the initial reserve was consumed. As a result reserve items without payments may be expected, particularly in the first few years of the funding study. Reserve items that have been paid with initial reserve funds are identified with a [FP] in the Expense Items Sheets. An item

marked [PR] is partially paid with initial reserve funds. Board of the Directors represents and warrants that the information provided to Resource 1 BC, including but not limited to that information contained in the attached Reserve Study Information Summary, that the maintenance records are complete and accurate, and that Resource 1 BC may rely upon such information and documents without further verification or corroboration. Where the age of a particular Reserve Item (as listed in the Reserve Study) is unknown, Board of the Directors shall provide to Resource 1 BC Board of the Directors's best-estimated age of that item. If Board of the Directors is unable to provide an estimate of a Reserve Item's age, Resource 1 BC shall make its own estimate of age of the Reserve Item. The Reserve Study is created for the association's use, and is a reflection of information provided to Resource 1 BC. This information is not for the purpose of performing an audit, historical records, quality or forensic analyses. Any on site inspection is not considered to be a project audit or quality inspection.

Percent Funded

Many reserve studies use the concept of "Percent Funded" to measure the reserve account balance against a theoretically perfect value. Percent Funded is often used as a measure of the "Financial Health" of an association. The assumption is, the higher the percentage, the greater the "Financial Health". The question of substance is simply: How much is enough? To answer the question, some understanding of Percent Funded is required. Percent Funded is the ratio of current cash reserves divided by the Fully Funded value at any instant in time. Fully Funded is defined as the present value of the sum of all reserve items divided by the expected life of each item. In essence, Fully Funded is simply the total of the average net present value of the association improvements. Reserve items with a remaining life greater than the study life are not included in the calculation. For example; building framing, foundations, water lines, and other long-lived items that fall outside the envelope of the reserve study are excluded from the calculation. Percent Funded is then, the current reserve balance divided by the Fully Funded value multiplied by 100 (to give a percentage). The concept of percent funded is useful when the reserve study is comprehensive, but misleading when the reserve study is superficial or constrained. As a result, we recommend that the statement "Percent Funded" be used with caution.

Keeping Your Reserve Study Current

Resource 1 BC believes that funding studies are an essential part of property management. People and property are constantly changing and evolving. As a result, the useful life of a funding study is at best a few years, and certainly not more than five years. This reserve study should be updated:

- At least once a year
- At changes in interest rates
- At changes in inflation rates
- At changes in the number of dues paying members
- Before starting new improvements
- Before making changes to the property
- After a flood or fire
- After the change of ownership or management
- After Annexation or Incorporation

Items Beyond the Scope of this Report

- Building or land appraisals for any purpose.
- State or local zoning ordinance violations.
- Building code violations.
- Soils conditions, soils contamination or geological stability of site.
- Engineering analysis or structural stability of site.
- Air quality, asbestos, electromagnetic radiation, formaldehyde, lead, mercury, radon, water quality or other environmental

hazards.

- Invasions by pests, termites and any or all other destroying organisms, insects, birds, bats or animals to buildings or site. This study is not a pest inspection.
- Adequacy or efficiency of any system or component on site.
- Specifically excluded reserve items.
- Septic systems and septic tanks.
- Buried or concealed portions of swimming pools, pool liners, Jacuzzies and spas or similar items.
- Items concealed by signs, carpets or other things are also excluded from this study.
- Missing or omitted information supplied by Woodland Village Association for the purposes of reserve study preparation.
- Hidden improvements such as sewer lines, water lines, irrigation lines or other buried or concealed items.

Construction Defects

Resource 1 BC has no knowledge of construction defects and/or potential or active lawsuits on this project. This reserve study reflects that there are no known construction defects.

Professional Liability Insurance NAC 116.430

Resource 1 BC carries full professional liability insurance with coverage of \$1,000,000. See NAC 116.430 " A person conducting a reserve study and any consultant assisting in the preparation of a reserve study shall include in the reserve study the following disclosures: 3. Whether the person conducting or assisting in the preparation of the reserve study is bonded or has professional liability insurance with a minimum coverage of \$1,000,000." Resource 1 BC carries Errors and Omission's and Workman's Compensation.

State of Nevada Business License

Resource 1 BC has a Nevada State Business License. Nevada Business Identification # NV20001014373.

Reserve Specialist Requirements NRS 116.31152

2. The study of the reserves required by subsection 1 must be conducted by a person who holds a permit issued pursuant to chapter 116A of NRS.

Statement of Qualifications

Resource 1 BC is a professional in the business of preparing reserve studies for community associations. Resource 1 BC is familiar with construction practices, construction costs, and contracting practices in Nevada. Kenneth Rowan was a CAI certified Reserve Study Specialist. Kenneth Rowan has a State of Nevada Reserve Specialist Permit. Christine Rowan is an associate. Christine was a CAI certified Reserve Study Specialist. Christine Rowan does reserve studies working with a permitted State of Nevada reserve specialist, Kenneth, as per NRS 116A.420 (7).

Kenneth R. Rowan Background

Kenneth R. Rowan

University of Nevada, Reno - B.Sc. Business Administration

State of Nevada Reserve Specialist Permit RSS.0000002

CAI-RS Reserve Specialist Certification #00064 from 2002 to 2014

State of Nevada Inspector of Structures Master IOS.0000008-M from 1999 to 2018

OSHA Supervisor Construction Safety Class, Western Nevada College-30 hours of training (Occupational Safety and Health Administration).

Master Inspector Class, Western Nevada Community College- 24 hours of training (ADA Inspections).

General Inspector Class, Western Nevada Community College- 40 hours of training (Uniform Building Code)

Residential Inspector Class, Western Nevada Community College- 40 hours of training

Commercial Property Inspection Course, inspection Training Associates- 16 hours of training

Nevada 2015 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2015 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2018 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2018 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2020 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2020 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2021 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2021 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2021 Budgets and Reserves in the CIC for the Reserves Study Providers with new Federal Regulations- 3 hours General Credit

Past HOA President Riverbend and Meadowridge Associations

Christine M. Rowan Associate Background

Christine M. Rowan

University of California, Los Angeles: BA Degree in Psychology and Biology

University of Pepperdine: MBA Degree

Resource 1 BC Associate from May 2005 to present

CAI-RS Reserve Specialist Certification #00193 from 2010 to 2013

Nevada 2015 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2015 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2018 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2018 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2020 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2020 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2021 Legislative Update for the CIC Industry- 3 hours credits Nevada Law

Nevada 2021 Budgets and Reserves in the CIC for the Reserves Study Providers- 3 hours General Credit

Nevada 2021 Budgets and Reserves in the CIC for the Reserves Study Providers with new Federal Regulations- 3 hours General Credit

Past HOA President Riverdale Association

Conflict of Interest

As the preparer of this reserve study, Resource 1 BC certifies that we do not have any vested interests, financial interests, or other interests that would cause a conflict of interest in the preparation of this reserve study.

Resource 1 BC would like to thank Board of the Directors for the opportunity to be of service in the preparation of the attached Funding Study. Again, please feel free to write or call at our letterhead address, if you have any questions.

Prepared by:



Christine Rowan
Associate



Kenneth Rowan
State of Nevada Reserve Study Specialist
Permit # RSS.0000002

Enclosures:

- APPENDIX "A" - Summary of Reserve Accounts
- Glossary of Terms
- Internal Revenue Service Tax Rules

APPENDIX "A"
Summary of Reserve Accounts

Account Description	Amount	Interest Rate	Statement Date
Reserve Account Estimate 1	\$67,913.63	.15%	July 1, 2022
Reserve Account Estimate 2	\$607,144.65	2.09%	July 1, 2022
Reserve Account Total Earned Interest	\$0.00		July 1, 2022
<i>Reserve Values Used :</i>	\$675,058.28	1.89%	July 1, 2022

Initial reserve balances have been provided by client and have not been audited for use in this report.

Evaluation of Initial Reserve Account:

Woodland Village Association current reserve funding is in good financial condition and/or is adequately funded. The overall status of the reserves of the association is in good and/or adequately funded. The reserve account is under funded by approximately \$433,618.46; this is the total of the present cost depreciation, \$1,108,676.74, less monies in reserves. See total present cost report. This is about \$229.55 per unit. Resource 1 BC does not know if the reserve account was reconciled as the amount was given to Resource 1 BC by the Community Manager. The interest rate the reserve funds earned was given to Resource 1 BC by the Community Manager.

Initial reserve funds are contained in 2 separate funding accounts. The future value of each account was calculated based upon the account interest rate and the number of elapsed days until the study start date (July 1, 2022). The future value of the accounts was totaled and the interest rates were blended to yield a weighted average interest rate of 1.89%. The implicit assumption has been made that the reserve accounts were not drawn down between the date of the known reserve balance and the study start date.

IRS Tax Rules

Unlike most things with the IRS, association tax rates are really not very complicated.

Tax rates on the first \$50,000 in association taxable income can be either 15% or 30%. To qualify for the lower tax rate, the association must file with the IRS as a non exempt membership association.

When an association pays taxes as a non exempt membership association, the tax rate for the first \$50,000 of taxable income is 15%. The tax rate increases to 30% for taxable income beyond the first \$50,000. Non exempt membership organizations are treated the same as a time-share associations. Taxes are filed with form 1120.

When an association pays taxes under form 1120H, the tax rate for all taxable income is 30% and the IRS considers it a homeowners association. Taxes are filed with form 1120.H

Tax Rate Comparison		
Taxable Income	Form 1120	Form 1120H
First \$50,000	\$7,500	\$15,000
Remaining \$30,000	\$9,000	\$9,000
Income Tax	\$16,500	\$24,000

Associations benefit from filing Form 1120 rather than Form 1120H because the tax rate for form 1120 is 15% for the first \$50,000 of taxable income compared to a flat rate of 30% for Form 1120H. Associations may elect on an annual basis to file either Form 1120H or Form 1120. However, filing Form 1120 puts associations at risk if they do not comply with all IRS procedures.

In summary, there are two ways to report financial activities to the IRS:

a. Form 1120H

Form 1120H is the tax form specifically made for homeowner associations and is likened to the 1040EZ for its relative simplicity. The tax rate for 1120H filers is 30%.

b. Form 1120

Form 1120 is an option for all incorporated HOA's (and all HOA's should be incorporated.). While it is more complex, it carries a tax rate of 15%. Since healthy reserve funds can often rise to hundreds of thousands and even millions of dollars, it is usually prudent to use the Form 1120 and cut the tax rate in half. Check with a knowledgeable CPA.

It is important to note that small associations with reserve balances of less than \$50,000 can benefit greatly by changing tax forms. This will result in lower dues to the membership.

Check with your CPA for compliance of IRS rules and regulations.

For more information click on the US Treasury link: <http://www.irs.ustreas.gov/formspubs/index.html>

Glossary of Terms Used in this Reserve Study

CASH FLOW: The collection and expenditure of money over time.

CASH FLOW METHOD: A method of developing a Reserve Funding Plan where contributions to the Reserve fund are designed to offset the variable annual expenditures from the Reserve fund.

CATEGORY: A group of associated reserve items.

DEPRECIATION: AFI uses straight line depreciation. Defined as the Present Cost divided by the Expected Life and multiplied by the sum of the Expected Life less the Remaining Life. Depreciation for a new reserve item begins at zero and ends with the replacement cost of the component.
(Present Cost - Net Present Value = Depreciated value of the component)

EFFECTIVE AGE: The difference between Expected Life and the Remaining Life. Not usually the same as the chronological age.

EXPECTED LIFE: The estimated time, in years, that a reserve item can be expected to perform its intended function.

FINANCIAL ANALYSIS: That portion of a Reserve Study which evaluates both the present and the future association reserve fund. Recommended Reserve contributions are calculated, and the projected Reserve income and expense over time is presented.

FULLY FUNDED: 100% Funded. When the actual or projected Reserve balance is equal to the Fully Funded Balance. Occurs when the funds in the reserve account are equal to the Depreciated Value of the assets.

FULLY FUNDED BALANCE (FFB): An indicator against which the Reserve balance can be compared. This number is calculated for each reserve item by year, then totaled.

NET PRESENT VALUE: The current value of the component less the depreciated value of that component.

NUMBER OF UNITS: A measurement used with the Unit Cost to calculate the Present Cost. Square feet, cubic yards, lineal feet are examples.

PERCENT FUNDED: The ratio of the actual Reserve Balance to the Fully Funded Reserve Balance expressed as a percentage. The value of the Percent Funded changes with time.

PHYSICAL INSPECTION: The portion of the Reserve Study that generates the reserve item inventory and the condition of the reserve items.

PRESENT COST: The cost of a component today. Consists of the Unit Cost times the Number of Units of that component.

REMAINING LIFE: The estimated number of years that an existing reserve item will serve its intended function.

REPLACEMENT COST: The cost of replacing a reserve item to a new condition. The Current Replacement Cost is the cost to replace a reserve item today.

RESERVE BALANCE: Actual or projected funds at year end that the association has available to defray future expenses. Also known as Reserves, Reserve Accounts, or Cash Reserves.

RESERVE ITEM: An element of a reserve category. Reserve Items consists of association facilities, which must be maintained or replaced by the association. Also known as a "Component".

RESERVE STUDY: A budget planning tool which analyses the current reserve fund and expected future expenses. A Reserve Study consists of a Physical Inspection of the facilities and a Financial Analysis of the reserve fund.

RESERVE STUDY ANALYST: A qualified individual that prepares Reserve Studies.

SPECIAL ASSESSMENT: An assessment levied on the members of an association in addition to regular assessments. Special Assessments are often regulated by Governing Documents or local statutes.

UNIT COST: The present cost of a reserve item on a unit basis. Dollars per foot of fence is an example.

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Summary

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Alexandria Court					
Lighting Site Overhead Rewiring	\$3,000	10 Years	30 Years	\$4,109	Yes
PCC Mail Box Pad	\$250	20 Years	40 Years	\$462	Yes
Fence Split Rail Stained	\$1,440	0 Years	20 Years	\$1,462	Yes
Alexandria Drive					
Lighting Site Overhead Rewiring	\$3,600	10 Years	30 Years	\$4,931	Yes
PCC Mail Box Pad	\$750	20 Years	40 Years	\$1,386	Yes
Fence Split Rail Stained	\$1,170	0 Years	20 Years	\$1,188	Yes
Alderwood Court					
Lighting Site Overhead Rewiring	\$3,600	10 Years	30 Years	\$4,931	Yes
PCC Mail Box Pad	\$500	20 Years	40 Years	\$924	Yes
Fence Split Rail Stained	\$1,260	5 Years	25 Years	\$1,486	Yes
Almondleaf Court					
Lighting Site Overhead Rewiring	\$3,000	9 Years	30 Years	\$3,988	Yes
PCC Mail Box Pad	\$500	9 Years	30 Years	\$665	Yes
Fence Split Rail Stained	\$1,080	4 Years	25 Years	\$1,236	Yes
Aquamarine Drive					
Lighting Site Overhead Rewiring	\$4,200	7 Years	30 Years	\$5,258	Yes
Electric Panel	\$4,500	7 Years	40 Years	\$5,634	Yes
Sprinkler Timing Station	\$1,500	3 Years	10 Years	\$1,666	Yes
Sprinkler Control Box	\$1,050	0 Years	20 Years	\$1,066	Yes
Back Flow Preventer Rebuild	\$2,250	0 Years	20 Years	\$2,284	Yes
PCC Mail Box Pad	\$750	17 Years	40 Years	\$1,267	Yes
Fence Split Rail Stained	\$900	2 Years	25 Years	\$970	Yes
Gate Metal	\$1,200	7 Years	30 Years	\$1,502	Yes
Baby Bear Court					
Lighting Site Overhead Rewiring	\$4,800	11 Years	30 Years	\$6,775	Yes
PCC Mail Box Pad	\$250	21 Years	40 Years	\$476	Yes
Fence Split Rail Stained	\$2,700	6 Years	25 Years	\$3,281	Yes
Baileyville Court					
Lighting Site Overhead Rewiring	\$180	10 Years	30 Years	\$247	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
PCC Mail Box Pad	\$250	20 Years	40 Years	\$462	Yes
Fence Split Rail Stained	\$720	5 Years	25 Years	\$849	Yes
Gate Metal 3 ft with Wood	\$1,200	10 Years	30 Years	\$1,644	Yes
Bear Lake Drive					
Lighting Site Overhead Rewiring	\$9,600	9 Years	30 Years	\$12,761	Yes
PCC Mail Box Pad	\$750	19 Years	40 Years	\$1,345	Yes
Fence Split Rail Stained	\$7,380	4 Years	25 Years	\$8,445	Yes
Gate Metal	\$2,400	9 Years	30 Years	\$3,190	Yes
Access Road Paving 1 1/2 inch AC Overlay	\$3,920	6 Years	25 Years	\$4,763	Yes
Access Road Slurry Seal	\$1,120	1 Years	6 Year	\$1,171	Yes
Access Road PCC Driveways	\$1,100	21 Years	40 Years	\$2,095	Yes
Access Road Fence Wood	\$2,450	6 Years	25 Years	\$2,977	Yes
PCC Sidewalks	\$300	21 Years	40 Years	\$571	Yes
Bear River Court					
Lighting Site Overhead Rewiring	\$2,400	8 Years	30 Years	\$3,096	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Beechwood Court					
Lighting Site Overhead Rewiring	\$1,800	11 Years	30 Years	\$2,540	Yes
Electric Panel	\$1,500	21 Years	40 Years	\$2,857	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$175	1 Years	20 Year	\$183	Yes
Back Flow Preventer Rebuild	\$750	1 Years	20 Year	\$784	Yes
PCC Mail Box Pad	\$250	21 Years	40 Years	\$476	Yes
Fence Split Rail Stained	\$1,350	6 Years	25 Years	\$1,640	Yes
Blue Creek Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Box Elder Court					
Lighting Site Overhead Rewiring	\$3,600	10 Years	30 Years	\$4,931	Yes
PCC Mail Box Pad	\$500	21 Years	40 Years	\$952	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Fence Split Rail Stained	\$1,800	5 Years	25 Years	\$2,122	Yes
Brushland Drive and Court					
Lighting Site Overhead Rewiring	\$4,200	10 Years	30 Years	\$5,753	Yes
PCC Mail Box Pad	\$250	20 Years	40 Years	\$462	Yes
Buckshot Court					
Lighting Site Overhead Rewiring	\$2,400	8 Years	30 Years	\$3,096	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Calistoga Court					
Lighting Site Overhead Rewiring	\$1,200	8 Years	30 Years	\$1,548	Yes
Casita Court					
Lighting Site Overhead Rewiring	\$1,200	9 Years	30 Years	\$1,595	Yes
Fence Split Rail Stained	\$1,080	4 Years	25 Years	\$1,236	Yes
Cedar View Court					
Lighting Site Overhead Rewiring	\$1,200	12 Years	30 Years	\$1,745	Yes
PCC Mail Box Pad	\$2,000	22 Years	40 Years	\$3,925	Yes
Fence Split Rail Stained	\$360	7 Years	25 Years	\$451	Yes
Gate Metal 3 ft	\$1,200	12 Years	30 Years	\$1,745	Yes
Access Road Paving 1 1/2 inch AC Overlay	\$3,500	7 Years	25 Years	\$4,382	Yes
Access Road Slurry Seal	\$1,000	0 Years	6 Years	\$1,015	Yes
Access Road PCC Curbs with Gutters	\$1,680	22 Years	40 Years	\$3,297	Yes
Cherryleaf Court					
Lighting Site Overhead Rewiring	\$3,600	9 Years	30 Years	\$4,785	Yes
PCC Mail Box Pad	\$500	19 Years	40 Years	\$897	Yes
Fence Split Rail Stained	\$1,620	4 Years	25 Years	\$1,854	Yes
Gate Metal 3 ft	\$1,200	9 Years	30 Years	\$1,595	Yes
Clear Lake Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Clear Springs Court					

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Lighting Site Overhead Rewiring	\$2,400	8 Years	30 Years	\$3,096	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Cody Court					
PCC Mail Box Pad	\$500	24 Years	40 Years	\$1,042	Yes
Fence Split Rail Stained	\$1,620	8 Years	25 Years	\$2,090	Yes
Crystal Canyon Boulevard					
Lighting Site Overhead Rewiring	\$4,200	11 Years	30 Years	\$5,928	Yes
PCC Mail Box Pad	\$750	21 Years	40 Years	\$1,428	Yes
Fence Split Rail Stained	\$720	6 Years	25 Years	\$875	Yes
Gate Metal 3 ft	\$1,200	11 Years	30 Years	\$1,694	Yes
Fido House	\$250	2 Years	20 Years	\$269	Yes
Datewood Court					
Lighting Site Overhead Rewiring	\$2,400	10 Years	30 Years	\$3,287	Yes
PCC Mail Box Pad	\$250	20 Years	40 Years	\$462	Yes
Fence Split Rail Stained	\$1,080	5 Years	25 Years	\$1,273	Yes
Gate Metal 3 ft	\$1,200	10 Years	30 Years	\$1,644	Yes
Davenport Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Davenport Lane					
Lighting Site Overhead Rewiring	\$4,200	10 Years	30 Years	\$5,753	Yes
PCC Mail Box Pad	\$500	20 Years	40 Years	\$924	Yes
Fence Split Rail Stained	\$900	5 Years	25 Years	\$1,061	Yes
Desert Lake Court					
Lighting Site Overhead Rewiring	\$2,400	11 Years	30 Years	\$3,387	Yes
PCC Mail Box Pad	\$250	21 Years	40 Years	\$476	Yes
Fence Split Rail Stained	\$720	6 Years	25 Years	\$875	Yes
Desert Lake Drive					
Lighting Site Overhead Rewiring	\$15,600	11 Years	30 Years	\$22,018	Yes
Electric Panel	\$3,000	21 Years	40 Years	\$5,713	Yes
Sprinkler Timing Station	\$1,000	3 Years	10 Years	\$1,111	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Sprinkler Control Box	\$700	1 Years	20 Year	\$732	Yes
Back Flow Preventer Rebuild	\$750	1 Years	20 Year	\$784	Yes
PCC Mail Box Pad	\$1,500	21 Years	40 Years	\$2,857	Yes
Fence Split Rail Stained	\$2,340	6 Years	25 Years	\$2,843	Yes
Drift Creek Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Dustin Court					
Lighting Site Overhead Rewiring	\$4,800	14 Years	30 Years	\$7,412	Yes
PCC Mail Box Pad	\$500	24 Years	40 Years	\$1,042	Yes
Fence Split Rail Stained	\$1,260	8 Years	25 Years	\$1,625	Yes
Elk Court					
Lighting Site Overhead Rewiring	\$1,200	8 Years	30 Years	\$1,548	Yes
Fence Split Rail Stained	\$720	4 Years	25 Years	\$824	Yes
Empire Court					
Lighting Site Overhead Rewiring	\$3,000	8 Years	30 Years	\$3,870	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Fence Split Rail Stained	\$2,340	4 Years	25 Years	\$2,678	Yes
Gate Metal 3 ft	\$1,200	8 Years	30 Years	\$1,548	Yes
Fairfax Court					
Lighting Site Overhead Rewiring	\$3,600	12 Years	30 Years	\$5,236	Yes
Electric Panel	\$1,500	22 Years	40 Years	\$2,944	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$175	2 Years	20 Years	\$189	Yes
Back Flow Preventer Rebuild	\$750	2 Years	20 Years	\$808	Yes
PCC Mail Box Pad	\$500	22 Years	40 Years	\$981	Yes
Fence Split Rail Stained	\$2,520	7 Years	25 Years	\$3,155	Yes
Feather River Court					
Lighting Site Overhead Rewiring	\$2,400	8 Years	30 Years	\$3,096	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Fence Split Rail Stained	\$720	3 Years	25 Years	\$800	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Fiesta Court					
Lighting Site Overhead Rewiring	\$1,200	8 Years	30 Years	\$1,548	Yes
Fence Split Rail Stained	\$720	4 Years	25 Years	\$824	Yes
Fontana Court					
Lighting Site Overhead Rewiring	\$1,200	8 Years	30 Years	\$1,548	Yes
Fonti Court					
Lighting Site Overhead Rewiring	\$1,800	8 Years	30 Years	\$2,322	Yes
Fence Split Rail Stained	\$1,170	4 Years	25 Years	\$1,339	Yes
Fortune Court					
Lighting Site Overhead Rewiring	\$3,600	8 Years	30 Years	\$4,644	Yes
Electric Panel	\$1,500	18 Years	40 Years	\$2,611	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$175	0 Years	20 Years	\$178	Yes
Back Flow Preventer Rebuild	\$750	0 Years	20 Years	\$761	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Fence Split Rail Stained	\$900	3 Years	25 Years	\$1,000	Yes
Fossil Court					
Lighting Site Overhead Rewiring	\$1,800	8 Years	30 Years	\$2,322	Yes
Fence Split Rail Stained	\$1,080	4 Years	25 Years	\$1,236	Yes
Frost Peak Court					
Lighting Site Overhead Rewiring	\$1,800	8 Years	30 Years	\$2,322	Yes
Fence Split Rail Stained	\$1,440	4 Years	25 Years	\$1,648	Yes
Georgetown Drive and Court					
Lighting Site Overhead Rewiring	\$5,400	9 Years	30 Years	\$7,178	Yes
Electric Panel	\$1,500	19 Years	40 Years	\$2,691	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$175	0 Years	20 Years	\$178	Yes
PCC Mail Box Pad	\$750	19 Years	40 Years	\$1,345	Yes
Fence Split Rail Stained	\$1,620	4 Years	25 Years	\$1,854	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Paving 1 1/2 inch AC Pathways	\$2,765	11 Years	20 Years	\$3,902	Yes
Pathways Slurry Seal	\$790	0 Years	6 Years	\$802	Yes
Gate Metal	\$1,200	9 Years	30 Years	\$1,595	Yes
Giant Panda Court					
Lighting Site Overhead Rewiring	\$3,000	23 Years	30 Years	\$6,066	Yes
Ginkgo Court					
Lighting Site Overhead Rewiring	\$2,400	12 Years	30 Years	\$3,490	Yes
PCC Mail Box Pad	\$250	12 Years	40 Years	\$364	Yes
Fence Split Rail Stained	\$1,800	7 Years	25 Years	\$2,254	Yes
Goose Lake Drive					
Lighting Site Overhead Rewiring	\$1,800	14 Years	30 Years	\$2,779	Yes
PCC Mail Box Pad	\$1,000	24 Years	40 Years	\$2,084	Yes
Fence Split Rail Stained	\$1,260	9 Years	25 Years	\$1,675	Yes
Grand Valley Court					
Lighting Site Overhead Rewiring	\$1,800	9 Years	30 Years	\$2,393	Yes
Fence Split Rail Stained	\$720	4 Years	25 Years	\$824	Yes
Grizzly Bear Court					
Lighting Site Overhead Rewiring	\$5,400	16 Years	30 Years	\$8,853	Yes
PCC Mail Box Pad	\$750	26 Years	40 Years	\$1,659	Yes
Paving 1 1/2 inch AC Pathways	\$2,275	11 Years	20 Years	\$3,211	Yes
Slurry Seal Pathway	\$650	0 Years	6 Years	\$660	Yes
Hazelnut Drive					
Lighting Site Overhead Rewiring	\$3,000	10 Years	30 Years	\$4,109	Yes
PCC Mail Box Pad	\$500	20 Years	40 Years	\$924	Yes
Hedge Court					
Lighting Site Overhead	\$600	8 Years	30 Years	\$774	Yes
Honey Locust Court					
Lighting Site Overhead Rewiring	\$1,200	14 Years	30 Years	\$1,853	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
PCC Mail Box Pad	\$250	24 Years	40 Years	\$521	Yes
Fence Split Rail Stained	\$1,800	9 Years	25 Years	\$2,393	Yes
Ivywood Court					
Lighting Site Overhead Rewiring	\$1,200	11 Years	30 Years	\$1,694	Yes
PCC Mail Box Pad	\$250	21 Years	40 Years	\$476	Yes
Fence Split Rail Stained	\$1,620	6 Years	25 Years	\$1,968	Yes
Javalina Court					
Lighting Site Overhead Rewiring	\$3,000	8 Years	30 Years	\$3,870	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Fence Split Rail Stained	\$1,080	3 Years	25 Years	\$1,199	Yes
Jotewood Court					
Lighting Site Overhead Rewiring	\$2,400	10 Years	30 Years	\$3,287	Yes
PCC Mail Box Pad	\$250	20 Years	40 Years	\$462	Yes
Fence Split Rail Stained	\$1,800	5 Years	25 Years	\$2,122	Yes
Journey Court					
Lighting Site Overhead Rewiring	\$1,800	9 Years	30 Years	\$2,393	Yes
Fence Split Rail Stained	\$720	4 Years	25 Years	\$824	Yes
Kodiak Bear Court					
Lighting Site Overhead Rewiring	\$3,000	23 Years	30 Years	\$6,066	Yes
La Casa Court					
Lighting Site Overhead Rewiring	\$1,200	9 Years	30 Years	\$1,595	Yes
Lago Court					
Lighting Site Overhead Rewiring	\$600	8 Years	30 Years	\$774	Yes
Lake Powell Drive					
Lighting Site Overhead Rewiring	\$1,800	14 Years	30 Years	\$2,779	Yes
PCC Mail Box Pad	\$500	24 Years	40 Years	\$1,042	Yes
Lanceleaf Court					

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Lighting Site Overhead Rewiring	\$1,800	9 Years	30 Years	\$2,393	Yes
PCC Mail Box Pad	\$250	19 Years	40 Years	\$448	Yes
Fence Split Rail Stained	\$1,080	4 Years	25 Years	\$1,236	Yes
Little Peak Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Fence Split Rail Stained	\$2,520	7 Years	25 Years	\$3,155	Yes
Live Oak Court					
Lighting Site Overhead Rewiring	\$2,400	12 Years	30 Years	\$3,490	Yes
PCC Sidewalks 3 ft	\$2,100	22 Years	40 Years	\$4,121	Yes
Fence Split Rail Stained	\$1,800	7 Years	25 Years	\$2,254	Yes
Electric Panel	\$1,500	22 Years	40 Years	\$2,944	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$175	2 Years	20 Years	\$189	Yes
Lockspur Court					
Lighting Site Overhead Rewiring	\$2,400	9 Years	30 Years	\$3,190	Yes
Fence Split Rail Stained	\$1,440	4 Years	25 Years	\$1,648	Yes
Mama Bear Court					
Lighting Site Overhead Rewiring	\$4,200	11 Years	30 Years	\$5,928	Yes
PCC Mail Box Pad	\$500	21 Years	40 Years	\$952	Yes
Fence Split Rail Stained	\$1,440	6 Years	25 Years	\$1,750	Yes
Gate Metal	\$1,200	11 Years	30 Years	\$1,694	Yes
Mayfield Court					
Lighting Site Overhead Rewiring	\$1,800	10 Years	30 Years	\$2,465	Yes
Fence Split Rail Stained	\$1,440	5 Years	25 Years	\$1,698	Yes
Morning Breeze Court					
Lighting Site Overhead Rewiring	\$3,000	12 Years	30 Years	\$4,363	Yes
PCC Mail Box Pad	\$500	22 Years	40 Years	\$981	Yes
Narrowleaf Court					
Lighting Site Overhead Rewiring	\$600	14 Years	30 Years	\$926	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
PCC Mail Box Pad	\$250	24 Years	40 Years	\$521	Yes
Fence Split Rail Stained	\$720	9 Years	25 Years	\$957	Yes
New Forest Drive					
Electric Panel	\$1,500	20 Years	40 Years	\$2,772	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$1,050	0 Years	20 Years	\$1,066	Yes
Back Flow Preventer Rebuild	\$750	0 Years	20 Years	\$761	Yes
Fence Split Rail Stained	\$19,080	5 Years	25 Years	\$22,498	Yes
Gate Metal 3 ft	\$1,200	10 Years	30 Years	\$1,644	Yes
Oak Brook Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Fence Split Rail Stained	\$6,480	7 Years	25 Years	\$8,113	Yes
Gate Metal 3 ft	\$1,200	12 Years	30 Years	\$1,745	Yes
Oak Brook Lane					
Lighting Site Overhead Rewiring	\$3,600	12 Years	30 Years	\$5,236	Yes
PCC Mail Box Pad	\$750	22 Years	40 Years	\$1,472	Yes
Oak View Court					
Lighting Site Overhead Rewiring	\$3,600	10 Years	30 Years	\$4,931	Yes
PCC Mail Box Pad	\$500	20 Years	40 Years	\$924	Yes
Fence Split Rail Stained	\$1,170	5 Years	25 Years	\$1,380	Yes
Gate Metal 3 ft with Wood	\$1,200	10 Years	30 Years	\$1,644	Yes
Out Post Court					
Lighting Site Overhead Rewiring	\$4,200	23 Years	30 Years	\$8,493	Yes
PCC Mail Box Pad	\$250	33 Years	40 Years	\$682	Yes
Panda Bear Court					
Lighting Site Overhead Rewiring	\$600	16 Years	30 Years	\$984	Yes
PCC Mail Box Pad	\$500	26 Years	40 Years	\$1,106	Yes
Paving 1 1/2 inch AC Pathways	\$525	11 Years	20 Years	\$741	Yes
Slurry Seal Pathways	\$150	0 Years	6 Years	\$152	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Papa Bear Court					
Lighting Site Overhead Rewiring	\$5,400	11 Years	30 Years	\$7,621	Yes
PCC Mail Box Pad	\$500	21 Years	40 Years	\$952	Yes
Fence Split Rail Stained	\$1,440	6 Years	25 Years	\$1,750	Yes
Gate Metal	\$1,200	11 Years	30 Years	\$1,694	Yes
Pebble Court					
Lighting Site Overhead Rewiring	\$600	8 Years	30 Years	\$774	Yes
Pin Oak Court					
Lighting Site Overhead Rewiring	\$4,200	12 Years	30 Years	\$6,108	Yes
PCC Mail Box Pad	\$500	22 Years	40 Years	\$981	Yes
Fence Split Rail Stained	\$1,170	7 Years	25 Years	\$1,465	Yes
Pintura Court					
Lighting Site Overhead Rewiring	\$600	12 Years	30 Years	\$873	Yes
PCC Mail Box Pad	\$250	22 Years	40 Years	\$491	Yes
Fence Split Rail Stained	\$1,170	7 Years	25 Years	\$1,465	Yes
Gate Metal 3 ft	\$1,200	12 Years	30 Years	\$1,745	Yes
Polar Bear Court					
Lighting Site Overhead Rewiring	\$3,000	20 Years	30 Years	\$5,545	Yes
Fence Split Rail Stained	\$12,600	15 Years	25 Years	\$20,048	Yes
Polar Bear Drive					
Lighting Site Overhead Rewiring	\$6,600	23 Years	30 Years	\$13,346	Yes
PCC Mail Box Pad	\$1,000	33 Years	40 Years	\$2,728	Yes
Fence Split Rail Stained	\$49,320	18 Years	25 Years	\$85,853	Yes
Posado Court					
Lighting Site Overhead Rewiring	\$1,200	9 Years	30 Years	\$1,595	Yes
Posy Lake Court					
Lighting Site Overhead Rewiring	\$3,600	11 Years	30 Years	\$5,081	Yes
PCC Mail Box Pad	\$500	21 Years	40 Years	\$952	Yes
Fence Split Rail Stained	\$1,440	6 Years	25 Years	\$1,750	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Quarry Court					
Lighting Site Overhead Rewiring	\$3,600	17 Years	30 Years	\$6,082	Yes
PCC Mail Box Pad	\$500	27 Years	40 Years	\$1,140	Yes
Fence Split Rail Stained	\$900	12 Years	25 Years	\$1,309	Yes
Paving 1 1/2 inch AC Pathways	\$2,223	11 Years	20 Years	\$3,137	Yes
Slurry Seal Pathways	\$635	0 Years	6 Years	\$645	Yes
Rio Court					
Lighting Site Overhead Rewiring	\$600	9 Years	30 Years	\$798	Yes
Rockland Drive					
Retaining Walls Wood	\$3,240	14 Years	30 Years	\$5,003	Yes
Electric Panel	\$1,500	24 Years	40 Years	\$3,125	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$350	4 Years	20 Years	\$401	Yes
Rogue River Court					
Lighting Site Overhead Rewiring	\$1,800	14 Years	30 Years	\$2,779	Yes
Silverleaf Court					
Lighting Site Overhead Rewiring	\$2,400	9 Years	30 Years	\$3,190	Yes
PCC Mail Box Pad	\$500	19 Years	40 Years	\$897	Yes
Fence Split Rail Stained	\$1,170	4 Years	25 Years	\$1,339	Yes
Sky Crest Court					
Lighting Site Overhead Rewiring	\$3,000	14 Years	30 Years	\$4,632	Yes
PCC Mail Box Pad	\$500	24 Years	40 Years	\$1,042	Yes
Fence Split Rail Stained	\$1,080	9 Years	25 Years	\$1,436	Yes
Smoketree Court					
Lighting Site Overhead Rewiring	\$1,200	14 Years	30 Years	\$1,853	Yes
PCC Mail Box Pad	\$250	24 Years	40 Years	\$521	Yes
Fence Split Rail Stained	\$2,160	9 Years	25 Years	\$2,871	Yes
Sofia Court					
Lighting Site Overhead Rewiring	\$600	9 Years	30 Years	\$798	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Back Flow Preventer Rebuild	\$750	0 Years	20 Years	\$761	Yes
Spring Canyon Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Spruce Lake Court					
Lighting Site Overhead Rewiring	\$1,200	12 Years	30 Years	\$1,745	Yes
PCC Mail Box Pad	\$250	22 Years	40 Years	\$491	Yes
Fence Split Rail Stained	\$2,160	7 Years	25 Years	\$2,704	Yes
Sunstone Court					
Lighting Site Overhead Rewiring	\$2,400	8 Years	30 Years	\$3,096	Yes
PCC Mail Box Pad	\$250	18 Years	40 Years	\$435	Yes
Sweet Gum Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Teddy Bear Court					
Lighting Site Overhead Rewiring	\$1,200	16 Years	30 Years	\$1,967	Yes
PCC Mail Box Pad	\$250	26 Years	40 Years	\$553	Yes
Thomasville Court					
Lighting Site Overhead Rewiring	\$3,000	10 Years	30 Years	\$4,109	Yes
Fence Split Rail Stained	\$1,170	5 Years	25 Years	\$1,380	Yes
Timber Grove Court					
Lighting Site Overhead Rewiring	\$1,200	12 Years	30 Years	\$1,745	Yes
Trout Court					
Lighting Site Overhead Rewiring	\$1,200	14 Years	30 Years	\$1,853	Yes
Valecito Court					
Lighting Site Overhead Rewiring	\$1,000	9 Years	30 Years	\$1,329	Yes
Fence Split Rail Stained	\$720	4 Years	25 Years	\$824	Yes
Village Center Drive					

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Paving 2 inch AC Overlay	\$62,190	3 Years	25 Years	\$69,066	Yes
Slurry Seal	\$13,820	0 Years	6 Years	\$14,029	Yes
Paving Stripping	\$700	0 Years	6 Years	\$711	Yes
PCC Curbs and Gutters	\$18,360	20 Years	40 Years	\$33,934	Yes
PCC Sidewalks 4 ft	\$30,600	20 Years	40 Years	\$56,556	Yes
Lighting Site Overhead Rewiring	\$7,800	10 Years	30 Years	\$10,684	Yes
Fence Split Rail Stained	\$540	5 Years	25 Years	\$637	Yes
Village Parkway					
Lighting Site Overhead Rewiring	\$13,800	10 Years	30 Years	\$18,902	Yes
Electric Panel	\$1,500	19 Years	40 Years	\$2,691	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$1,050	0 Years	20 Years	\$1,066	Yes
Back Flow Preventer Rebuild	\$750	0 Years	20 Years	\$761	Yes
Fence Split Rail Stained	\$3,780	4 Years	25 Years	\$4,326	Yes
Gate Metal 3 ft	\$2,400	9 Years	30 Years	\$3,190	Yes
Electric Panel near Teddy Bear Court	\$1,500	26 Years	40 Years	\$3,318	Yes
Sprinkler Timing Station near Teddy Bear Court	\$500	0 Years	10 Years	\$508	Yes
Sprinkler Control Box near Teddy Bear Court	\$350	6 Years	20 Years	\$425	Yes
Fence Split Rail Stained added 2018	\$3,960	1 Years	20 Year	\$4,142	Yes
PCC Mail Box Pad added 2018	\$750	36 Years	40 Years	\$2,239	Yes
Vineyard Court					
Lighting Site Overhead Rewiring	\$2,400	14 Years	30 Years	\$3,706	Yes
PCC Mail Box Pad	\$250	24 Years	40 Years	\$521	Yes
Fence Split Rail Stained	\$1,080	9 Years	25 Years	\$1,436	Yes
White Tail Court					
Lighting Site Overhead Rewiring	\$1,200	12 Years	30 Years	\$1,745	Yes
Fence Split Rail Stained	\$2,520	7 Years	25 Years	\$3,155	Yes
Whitebark Court					
Lighting Site Overhead Rewiring	\$3,600	14 Years	30 Years	\$5,559	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
PCC Mail Box Pad	\$500	24 Years	40 Years	\$1,042	Yes
Fence Split Rail Stained	\$1,080	9 Years	25 Years	\$1,436	Yes
Williamsburg Drive					
Electric Panel	\$1,500	19 Years	40 Years	\$2,691	Yes
Sprinkler Timing Station	\$500	3 Years	10 Years	\$555	Yes
Sprinkler Control Box	\$350	0 Years	20 Years	\$355	Yes
Back Flow Preventer Rebuild	\$750	0 Years	20 Years	\$761	Yes
PCC Mail Box Pad	\$3,500	19 Years	40 Years	\$6,278	Yes
Fence Split Rail Stained	\$1,260	4 Years	25 Years	\$1,442	Yes
Wood Leaf Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
PCC Mail Box Pad	\$250	22 Years	40 Years	\$491	Yes
Fence Split Rail Stained	\$1,440	7 Years	25 Years	\$1,803	Yes
Yearling Court					
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Fence Split Rail Stained	\$1,170	7 Years	25 Years	\$1,465	Yes
Gate Metal 3 ft	\$1,200	12 Years	30 Years	\$1,745	Yes
Storm Water Detention on Desert Lake Drive					
Fence Split Rail Stained	\$11,880	3 Years	25 Years	\$13,194	Yes
Bench Metal	\$3,000	11 Years	30 Years	\$4,234	Yes
Fido House	\$250	2 Years	20 Years	\$269	Yes
Detention off of Calistoga Court					
Fence Split Rail Stained	\$3,780	2 Years	25 Years	\$4,074	Yes
Detention off of Crystal Canyon Boulevard and Garnet Drive					
Fence Split Rail Stained	\$7,200	2 Years	25 Years	\$7,760	Yes
Detention Pond North of Aquamarine Drive					
Fence Split Rail Stained	\$15,840	10 Years	25 Years	\$21,696	Yes
Storm Water Detention Basin D					
Fence Split Rail Stained	\$11,880	4 Years	25 Years	\$13,595	Yes
Storm Detention off New Forest Drive					
Fence Split Rail Stained	\$21,600	6 Years	25 Years	\$26,244	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Paving 1 1/2 inch AC Overlay	\$6,300	6 Years	25 Years	\$7,655	Yes
Slurry Seal Access Road	\$1,800	0 Years	6 Years	\$1,827	Yes
Basin off Quarry Court					
Tubular Steel 6 ft Fencing	\$6,300	7 Years	20 Years	\$7,887	Yes
Fence Post Wood 6 ft	\$3,125	17 Years	30 Years	\$5,279	Yes
Fencing Chain Link 4 ft Green	\$33,000	24 Years	40 Years	\$68,758	Yes
PCC Pad	\$3,200	24 Years	40 Years	\$6,667	Yes
Electric Panel	\$1,500	24 Years	40 Years	\$3,125	Yes
Sprinkler Timing Station	\$500	0 Years	10 Years	\$508	Yes
Sprinkler Control Box	\$350	7 Years	20 Years	\$438	Yes
Back Flow Preventer Rebuild	\$1,000	2 Years	20 Years	\$1,078	Yes
Fido House	\$500	8 Years	20 Years	\$645	Yes
Basin off Briar Drive					
Fence Split Rail Stained	\$25,020	9 Years	25 Years	\$33,259	Yes
Gate Metal 3 ft	\$2,400	14 Years	30 Years	\$3,706	Yes
Asphalt Walking Path from Aquamarine Drive to Baby Bear Court					
Paving 1 1/2 inch AC Pathways	\$61,880	11 Years	20 Years	\$87,336	Yes
Slurry Seal Pathways	\$17,680	0 Years	6 Years	\$17,947	Yes
Fence Split Rail Stained	\$8,100	7 Years	25 Years	\$10,141	Yes
Lighting Site Overhead Rewiring	\$4,200	12 Years	30 Years	\$6,108	Yes
Sprinkler Control Box	\$350	2 Years	20 Years	\$377	Yes
Asphalt Walking Path from Village Way to Forest Park					
Paving 1 1/2 inch AC Pathways	\$32,778	11 Years	20 Years	\$46,262	Yes
Slurry Seal Pathways	\$9,365	0 Years	6 Years	\$9,506	Yes
Lighting Site Overhead Rewiring	\$2,400	12 Years	30 Years	\$3,490	Yes
Sprinkler Control Box	\$250	2 Years	20 Years	\$269	Yes
PCC Sidewalk	\$2,200	22 Years	40 Years	\$4,317	Yes
Bench Metal	\$1,500	12 Years	30 Years	\$2,181	Yes
BBQ Metal	\$500	7 Years	25 Years	\$626	Yes
Fido House	\$500	2 Years	20 Years	\$539	Yes
PCC Pad at BBQ	\$1,000	22 Years	40 Years	\$1,962	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Asphalt Walking Path from Empire Court to Bear Lake Drive					
Paving 1 1/2 inch AC Pathways	\$27,125	11 Years	20 Years	\$38,284	Yes
Slurry Seal Pathways	\$7,750	0 Years	6 Years	\$7,867	Yes
Sprinkler Control Box	\$350	3 Years	20 Years	\$389	Yes
Bench Metal	\$1,500	12 Years	30 Years	\$2,181	Yes
Asphalt Walking Path from Bear River Drive to Lockspur Court					
Paving 1 1/2 inch AC Pathways	\$25,568	11 Years	20 Years	\$36,086	Yes
Slurry Seal Pathways	\$7,305	0 Years	6 Years	\$7,415	Yes
Lighting Site Overhead Rewiring	\$3,000	9 Years	30 Years	\$3,988	Yes
Sprinkler Control Box	\$350	0 Years	20 Years	\$355	Yes
Bench Metal	\$1,500	6 Years	30 Years	\$1,823	Yes
Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive					
Paving 1 1/2 inch AC Pathways	\$40,285	11 Years	20 Years	\$56,858	Yes
Slurry Seal Pathways	\$11,510	0 Years	6 Years	\$11,684	Yes
Gate Metal	\$1,200	10 Years	30 Years	\$1,644	Yes
Fence Split Rail Stained	\$3,780	5 Years	25 Years	\$4,457	Yes
Sandpiper Paving 1 1/2 inch AC Overlay	\$19,950	13 Years	20 Years	\$29,896	Yes
Sandpiper Slurry Seal	\$5,700	0 Years	6 Years	\$5,786	Yes
Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court					
Paving 1 1/2 inch AC Pathways	\$38,973	11 Years	20 Years	\$55,005	Yes
Slurry Seal Pathways	\$11,135	0 Years	6 Years	\$11,303	Yes
Sprinkler Control Box	\$350	0 Years	20 Years	\$355	Yes
PCC Curbs with Gutters	\$3,720	20 Years	40 Years	\$6,875	Yes
PCC Sidewalks 4 ft	\$1,800	20 Years	40 Years	\$3,327	Yes
Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway					
Paving 1 1/2 inch AC Pathways	\$19,250	11 Years	20 Years	\$27,169	Yes
Slurry Seal Pathways	\$5,500	0 Years	6 Years	\$5,583	Yes
Sprinkler Control Box	\$350	5 Years	20 Years	\$413	Yes
Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive					
Paving 1 1/2 inch AC Pathways	\$26,285	11 Years	20 Years	\$37,098	Yes
Slurry Seal Pathways	\$7,510	0 Years	6 Years	\$7,623	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Fence Split Rail Stained	\$19,260	10 Years	25 Years	\$26,381	Yes
Sprinkler Control Box	\$350	5 Years	20 Years	\$413	Yes
Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court					
Paving 1 1/2 inch AC Pathways	\$45,745	11 Years	20 Years	\$64,564	Yes
Slurry Seal Pathways	\$13,070	0 Years	6 Years	\$13,267	Yes
Lighting Site Overhead Rewiring	\$3,000	12 Years	30 Years	\$4,363	Yes
Sprinkler Control Box	\$350	2 Years	20 Years	\$377	Yes
PCC Sidewalk	\$600	22 Years	40 Years	\$1,177	Yes
Fido House	\$250	2 Years	20 Years	\$269	Yes
Fence Split Rail Stained	\$1,620	7 Years	25 Years	\$2,028	Yes
Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way					
Paving 1 1/2 inch AC Pathways	\$40,670	11 Years	20 Years	\$57,401	Yes
Slurry Seal Pathways	\$11,620	0 Years	6 Years	\$11,795	Yes
Lighting Site Overhead Rewiring	\$1,800	12 Years	30 Years	\$2,618	Yes
Sprinkler Control Box	\$350	2 Years	20 Years	\$377	Yes
PCC Sidewalk	\$1,000	22 Years	40 Years	\$1,962	Yes
Fido House	\$250	3 Years	20 Years	\$278	Yes
Fence Split Rail Stained	\$1,620	7 Years	25 Years	\$2,028	Yes
Gate Metal 3 ft	\$1,200	12 Years	30 Years	\$1,745	Yes
Perimeter Fencing					
Fence Split Rail Stained Phase 1 and 2	\$5,040	4 Years	25 Years	\$5,767	Yes
Fence Split Rail Stained Phase 3	\$15,840	5 Years	25 Years	\$18,678	Yes
Fence Split Rail Stained Entry Village Parkway	\$3,960	5 Years	25 Years	\$4,669	Yes
Fence Split Rail Stained Phase 5	\$5,760	5 Years	25 Years	\$6,792	Yes
Fence Split Rail Stained Phase 6	\$3,600	5 Years	25 Years	\$4,245	Yes
Fence Split Rail Stained Phase 7	\$7,200	5 Years	25 Years	\$8,490	Yes
Fence Split Rail Stained Phase 8	\$5,760	6 Years	25 Years	\$6,998	Yes
Fence Split Rail Stained Phase 9	\$4,320	6 Years	25 Years	\$5,249	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Fence Split Rail Stained Phase 10	\$3,600	7 Years	25 Years	\$4,507	Yes
Fence Split Rail Stained Phase 11	\$7,200	7 Years	25 Years	\$9,014	Yes
Fence Split Rail Stained Phase 13	\$12,240	7 Years	25 Years	\$15,324	Yes
Fence Split Rail Stained Phase 14	\$7,920	9 Years	25 Years	\$10,528	Yes
Fence Split Rail Stained Phase 15	\$5,040	10 Years	25 Years	\$6,903	Yes
Fence Split Rail Stained Phase 16	\$1,440	11 Years	25 Years	\$2,032	Yes
Additional Pathway Asphalt Work					
Paving Cut and Patch Phase 1	\$6,000	2 Years	6 Years	\$6,467	Yes
Paving Cut and Patch Phase 2	\$6,000	2 Years	6 Years	\$6,467	Yes
Crackfill Phase 1	\$2,500	2 Years	3 Years	\$2,694	Yes
Crackfill Phase 2	\$2,500	2 Years	3 Years	\$2,694	Yes
Briar Drive					
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes
PCC Mail Box Pad Large	\$2,000	33 Years	40 Years	\$5,457	Yes
PCC Mail Box Pad Small	\$250	33 Years	40 Years	\$682	Yes
PCC Mail Box Pad Large New	\$1,000	38 Years	40 Years	\$3,169	Yes
Back Flow Preventer Rebuild Large	\$1,000	18 Years	20 Years	\$1,741	Yes
Back Flow Preventer Bag Missing	\$250	0 Years	20 Years	\$254	Yes
Haskell Peak Court					
Lighting Site Overhead Rewiring	\$2,400	26 Years	30 Years	\$5,309	Yes
Huckleberry Court					
Lighting Site Overhead Rewiring	\$1,200	25 Years	30 Years	\$2,576	Yes
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes
Ivyberry Court					
Lighting Site Overhead Rewiring	\$1,200	25 Years	30 Years	\$2,576	Yes
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Juneberry Court					
Lighting Site Overhead Rewiring	\$1,200	25 Years	30 Years	\$2,576	Yes
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes
Mountainash Court					
Lighting Site Overhead Rewiring	\$1,800	25 Years	30 Years	\$3,864	Yes
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes
Pequeno Court					
Lighting Site Overhead Rewiring	\$2,400	25 Years	30 Years	\$5,153	Yes
Silverbell Court					
Lighting Site Overhead Rewiring	\$2,400	25 Years	30 Years	\$5,153	Yes
Fence Split Rail Stained	\$5,760	20 Years	25 Years	\$10,646	Yes
Winterhazel Court					
Lighting Site Overhead Rewiring	\$1,800	25 Years	30 Years	\$3,864	Yes
Fence Split Rail Stained	\$5,400	20 Years	25 Years	\$9,980	Yes
Asphalt Walking Path from Huckleberry Court to Honey Locust Court					
Paving 1 1/2 inch AC Pathways	\$20,895	15 Years	20 Years	\$33,246	Yes
Slurry Seal Pathways	\$5,970	0 Years	6 Years	\$6,060	Yes
Fence Split Rail Stained	\$15,480	20 Years	25 Years	\$28,611	Yes
Asphalt Walking Path from Goose Lake Court to Granite Peak Court					
Paving 1 1/2 inch AC Pathways	\$41,703	16 Years	20 Years	\$68,371	Yes
Slurry Seal Pathways	\$11,915	0 Years	6 Years	\$12,095	Yes
PCC Sidewalks	\$28,300	36 Years	40 Years	\$84,478	Yes
Lighting Site Overhead Rewiring	\$6,000	26 Years	30 Years	\$13,273	Yes
Fence Split Rail Stained	\$20,340	21 Years	25 Years	\$38,737	Yes
Picnic Table Wood Natural State	\$500	11 Years	15 Years	\$706	Yes
Grape Arbor 6ft Natural State	\$1,800	16 Years	20 Years	\$2,951	Yes
Sprinkler Control Box	\$350	16 Years	20 Years	\$574	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Back Flow Preventer Rebuild	\$750	16 Years	20 Years	\$1,230	Yes
Back Flow Preventer Bag	\$100	16 Years	20 Years	\$164	Yes
Brady Ridge Court					
Lighting Site Overhead Rewiring	\$2,400	28 Years	30 Years	\$5,637	Yes
Fence Split Rail Stained	\$3,780	23 Years	25 Years	\$7,643	Yes
Jones Creek Court					
Lighting Site Overhead Rewiring	\$3,000	28 Years	30 Years	\$7,047	Yes
Fence Split Rail Stained	\$3,780	23 Years	25 Years	\$7,643	Yes
Tohakum Court					
Lighting Site Overhead Rewiring	\$600	28 Years	30 Years	\$1,409	Yes
Angel Lake Court					
Lighting Site Overhead Rewiring	\$1,800	29 Years	30 Years	\$4,357	Yes
Fence Split Rail Stained	\$2,700	24 Years	25 Years	\$5,626	Yes
Davis Meadows Court					
Lighting Site Overhead Rewiring	\$3,600	29 Years	30 Years	\$8,713	Yes
Fence Split Rail Stained	\$2,880	24 Years	25 Years	\$6,001	Yes
Back Flow Preventer Rebuild Large	\$1,000	19 Years	20 Years	\$1,794	Yes
Back Flow Preventer Bag Missing	\$250	0 Years	20 Years	\$254	Yes
Orr Valley Court					
Lighting Site Overhead Rewiring	\$1,800	29 Years	30 Years	\$4,357	Yes
Gary Hills Court					
Lighting Site Overhead Rewiring	\$2,400	29 Years	30 Years	\$5,809	Yes
Fence Split Rail Stained	\$3,960	24 Years	25 Years	\$8,251	Yes
Ginny Creek Court					
Lighting Site Overhead Rewiring	\$3,000	29 Years	30 Years	\$7,261	Yes
Fence Split Rail Stained	\$3,780	24 Years	25 Years	\$7,876	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Sprinkler Control Box	\$175	19 Years	20 Years	\$314	Yes
Knott Creek Court					
Lighting Site Overhead Rewiring	\$1,200	29 Years	30 Years	\$2,904	Yes
Fence Split Rail Stained	\$3,780	24 Years	25 Years	\$7,876	Yes
Marys River Court					
Lighting Site Overhead Rewiring	\$1,200	29 Years	30 Years	\$2,904	Yes
Relay Ridge Court					
Lighting Site Overhead Rewiring	\$1,800	29 Years	30 Years	\$4,357	Yes
Rye Patch Court					
Lighting Site Overhead Rewiring	\$1,200	29 Years	30 Years	\$2,904	Yes
Salvatore Court					
Lighting Site Overhead Rewiring	\$2,400	29 Years	30 Years	\$5,809	Yes
Fence Split Rail Stained	\$3,780	24 Years	25 Years	\$7,876	Yes
Sprinkler Control Box	\$175	19 Years	20 Years	\$314	Yes
Trail Canyon Court					
Lighting Site Overhead Rewiring	\$1,200	29 Years	30 Years	\$2,904	Yes
Fence Split Rail Stained	\$3,780	24 Years	25 Years	\$7,876	Yes
Trinity Range Court					
Lighting Site Overhead Rewiring	\$2,400	29 Years	30 Years	\$5,809	Yes
Fence Split Rail Stained	\$3,600	24 Years	25 Years	\$7,501	Yes
Village Parkway from Brady Ridge Court to New Forest Drive					
Fence Split Rail Stained	\$39,780	23 Years	25 Years	\$80,438	Yes
PCC Mail Box Pad Medium	\$1,000	38 Years	40 Years	\$3,169	Yes
PCC Mail Box Pad Small	\$250	38 Years	40 Years	\$792	Yes
Back Flow Preventer Large	\$1,000	18 Years	20 Years	\$1,741	Yes
Back Flow Preventer Bag Missing	\$250	0 Years	20 Years	\$254	Yes
Sprinkler Control Box	\$175	18 Years	20 Years	\$305	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Fido House	\$250	13 Years	15 Years	\$375	Yes
New Forest Drive form Village Parkway to Briar Drive					
Lighting Site Overhead Rewiring	\$7,200	29 Years	30 Years	\$17,426	Yes
Flag Pole	\$0.00	50 Years	50 Years	\$0	Yes
Solar Panels for Street Light and Flag Pole	\$400	9 Years	10 Years	\$532	Yes
Fence Split Rail Stained	\$40,500	24 Years	25 Years	\$84,385	Yes
PCC Mail Box Pad Large	\$2,000	39 Years	40 Years	\$6,532	Yes
Back Flow Preventer Large	\$1,000	19 Years	20 Years	\$1,794	Yes
Back Flow Preventer Bag Missing	\$250	0 Years	20 Years	\$254	Yes
Sprinkler Control Box	\$875	19 Years	20 Years	\$1,569	Yes
Fido House	\$500	14 Years	15 Years	\$772	Yes
PCC Pavers	\$1,000	39 Years	40 Years	\$3,266	Yes
PCC Pad at Pavers	\$100	39 Years	40 Years	\$327	Yes
Horseshoe Pi	\$1,000	19 Years	20 Years	\$1,794	Yes
Gazebo	\$5,000	39 Years	40 Years	\$16,329	Yes
Gazebo Roof Composition	\$1,875	29 Years	30 Years	\$4,538	Yes
Gazebo Paint Ceiling and Posts	\$750	6 Years	7 Years	\$911	Yes
Picnic Tables Metal	\$6,000	29 Years	30 Years	\$14,522	Yes
Bench Trex-like	\$2,500	29 Years	30 Years	\$6,051	Yes
BBQ Metal	\$500	14 Years	15 Years	\$772	Yes
Planters Raised Bed Metal	\$2,500	39 Years	40 Years	\$8,165	Yes
Bird House Wood	\$500	19 Years	20 Years	\$897	Yes
PCC Landscaping Boarder	\$360	29 Years	30 Years	\$871	Yes
Asphalt Walking Path from Granite Peak Court to Village Parkway					
Paving 1 1/2 inch AC Pathways	\$24,885	18 Years	20 Years	\$43,318	Yes
Slurry Seal Pathways	\$7,110	0 Years	6 Years	\$7,217	Yes
Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry					
Paving 1 1/2 inch AC Pathways	\$39,165	19 Years	20 Years	\$70,250	Yes
Slurry Seal Pathways	\$11,190	0 Years	6 Years	\$11,359	Yes

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Reserve Items	Current Cost When New	Estimated Remaining Life	Expected Life When New	First Replacement Cost	Repeating Item?
Lighting Site Overhead Rewiring	\$1,800	29 Years	30 Years	\$4,357	Yes
Fence Split Rail Stained	\$7,020	24 Years	25 Years	\$14,627	Yes
Fido House	\$1,000	14 Years	15 Years	\$1,544	Yes
Sprinkler Control Box	\$350	19 Years	20 Years	\$628	Yes
Asphalt Walking Path from Briar Path to New Forest Drive					
Paving 1 1/2 inch AC Pathways	\$13,860	19 Years	20 Years	\$24,860	Yes
Slurry Seal Pathways	\$3,960	0 Years	6 Years	\$4,020	Yes
Fence Wood 6 ft	\$19,600	24 Years	25 Years	\$40,838	Yes
PCC Landscape Boarder	\$4,620	29 Years	30 Years	\$11,182	Yes
Landscaping					
Landscaping Restoration	\$50,000	0 Year	1 Years	\$50,755	Yes
Drip Line Repairs	\$5,000	1 Years	2 Year	\$5,230	Yes
Reserve Studies Estimates					
Full New Reserve Study Estimate With a Site Visit	\$3,700	4 Years	5 Years	\$4,234	Yes
Reserve Study Annual Financial Update	\$1,000	0 Year	1 Years	\$1,015	Yes

Months Remaining in Calendar Year 2022: 6

Expected annual inflation: 3.00%

Interest earned on reserve funds: 1.89%

Initial Reserve: \$675,058

Woodland Village HOA July 1, 2022 Funding Study Expense Item Summary - Continued

Abbreviations

AC - Asphalt	ELEC - Electrical	PNL - Panel
AQ - Average Quality	EP - Electrical Panelboard	PNT - Paint
BLDG - Building	EXT - Exterior	PVMT - Pavement
BLK - Block	FA - Fire Alarm	PWD - Plywood
BUR - Built up Roof	FLR - Floor	QT - Quarry Tile
C&G - Curb and Gutter	FN - Fence	R/R - Remove and Replace
CAB - Cabinet	FND - Foundation	RA - Return Air
CB - Catch Basin	FPL - Fireplace	RCP - Reinforced Concrete Pipe
CEM - Cement	FTG - Footing	RD - Roof Drain
CFT - Cubic Foot	FY - Fiscal Year	REM - Remove
CIP - Cast-in-place Concrete	HQ - High Quality	RL - Rail
CMU - Concrete Masonry Unit	LAM - Laminate	S - South
COL - Column	LAV - Lavatory	SCB - Speed Control Bump
CPT - Carpet	LC - Light Control	SHTH - Sheathing
CT - Ceramic Tile	LW - Lightweight Concrete	SQ - Square
CTR - Counter	MAS - Masonry	ST - Steel
CYD - Cubic Yard	MFD - Metal Floor Decking	STO - Storage
D - Drain	MH - Manhole	SYS - System
DEM - Demolish	MQ - Medium Quality	VB - Vapor Barrier
DR - Door	MRB - Marble	W - West
DS - Downspout	MRD - Metal Roof Decking	WC - Water Closet
DW - Dumb Waiter	N - North	WIN - Window
E - East	PCC - Portland Cement Concrete	YD - Yard
EA - Each	PG - Plate Glass	

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Alexandria Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	10 Years	30 Years	2032	\$4,109
				30 Years		2062	\$10,096
PCC Mail Box Pad	\$250 ea	1	\$250	20 Years	40 Years	2042	\$462
				40 Years		2082	\$1,532
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	0 Years	20 Years	2022	\$1,462
				20 Years		2042	\$2,661
						2062	\$4,846
Alexandria Drive							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	10 Years	30 Years	2032	\$4,931
				30 Years		2062	\$12,115
PCC Mail Box Pad	\$250 ea	3	\$750	20 Years	40 Years	2042	\$1,386
				40 Years		2082	\$4,595
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	0 Years	20 Years	2022	\$1,188
				20 Years		2042	\$2,162
						2062	\$3,937
Alderwood Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	10 Years	30 Years	2032	\$4,931
				30 Years		2062	\$12,115
PCC Mail Box Pad	\$250 ea	2	\$500	20 Years	40 Years	2042	\$924
				40 Years		2082	\$3,064
Fence Split Rail Stained	\$18.00 / lf	70 lf	\$1,260	5 Years	25 Years	2027	\$1,486
				25 Years		2052	\$3,142
Almondleaf Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	9 Years	30 Years	2031	\$3,988
				30 Years		2061	\$9,798
PCC Mail Box Pad	\$250 ea	2	\$500	9 Years	30 Years	2031	\$665
				30 Years		2061	\$1,633
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	4 Years	25 Years	2026	\$1,236
				25 Years		2051	\$2,614
Aquamarine Drive							
Lighting Site	\$600 ea	7	\$4,200	7 Years	30 Years	2029	\$5,258

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	7	\$4,200	30 Years	30 Years	2059	\$12,919
Electric Panel	\$1,500 ea	3	\$4,500	7 Years 40 Years	40 Years	2029 2069	\$5,634 \$18,677
Sprinkler Timing Station	\$500 ea	3	\$1,500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$1,666 \$2,248 \$3,033 \$4,093
Sprinkler Control Box	\$175 ea	6	\$1,050	0 Years 20 Years	20 Years	2022 2042 2062	\$1,066 \$1,941 \$3,533
Back Flow Preventer Rebuild	\$750 ea	3	\$2,250	0 Years 20 Years	20 Years	2022 2042 2062	\$2,284 \$4,159 \$7,572
PCC Mail Box Pad	\$250 ea	3	\$750	17 Years 40 Years	40 Years	2039 2079	\$1,267 \$4,200
Fence Split Rail Stained	\$18.00 / lf	50 lf	\$900	2 Years 25 Years	25 Years	2024 2049 2074	\$970 \$2,052 \$4,339
Gate Metal	\$1,200 ea	1	\$1,200	7 Years 30 Years	30 Years	2029 2059	\$1,502 \$3,691
Baby Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	8	\$4,800	11 Years 30 Years	30 Years	2033 2063	\$6,775 \$16,644
PCC Mail Box Pad	\$250 ea	1	\$250	21 Years 40 Years	40 Years	2043 2083	\$476 \$1,578
Fence Split Rail Stained	\$18.00 / lf	150 lf	\$2,700	6 Years 25 Years	25 Years	2028 2053	\$3,281 \$6,938
Baileyville Court							
Lighting Site Overhead Rewiring	\$60.00 ea	3	\$180	10 Years 30 Years	30 Years	2032 2062	\$247 \$606
PCC Mail Box Pad	\$250 ea	1	\$250	20 Years 40 Years	40 Years	2042 2082	\$462 \$1,532
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	5 Years 25 Years	25 Years	2027 2052	\$849 \$1,796

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Gate Metal 3 ft with Wood	\$1,200 ea	1	\$1,200	10 Years	30 Years	2032	\$1,644
				30 Years		2062	\$4,038
Bear Lake Drive							
Lighting Site Overhead Rewiring	\$600 ea	16	\$9,600	9 Years	30 Years	2031	\$12,761
				30 Years		2061	\$31,352
PCC Mail Box Pad	\$250 ea	3	\$750	19 Years	40 Years	2041	\$1,345
				40 Years		2081	\$4,460
Fence Split Rail Stained	\$18.00 / lf	410 lf	\$7,380	4 Years	25 Years	2026	\$8,445
				25 Years		2051	\$17,862
Gate Metal	\$1,200 ea	2	\$2,400	9 Years	30 Years	2031	\$3,190
				30 Years		2061	\$7,838
Access Road Paving 1 1/2 inch AC Overlay	\$1.75 / • ft	2240 • ft	\$3,920	6 Years	25 Years	2028	\$4,763
				25 Years		2053	\$10,074
Access Road Slurry Seal	\$0.50 / • ft	2240 • ft	\$1,120	1 Year	6 Years	2023	\$1,171
				6 Year		2029	\$1,402
						2035	\$1,678
						2041	\$2,009
						2047	\$2,405
		2053	\$2,878				
Access Road PCC Driveways	\$10.00 / • ft	110 • ft	\$1,100	21 Years	40 Years	2043	\$2,095
				40 Years		2083	\$6,945
Access Road Fence Wood	\$35.00 / lf	70 lf	\$2,450	6 Years	25 Years	2028	\$2,977
				25 Years		2053	\$6,296
PCC Sidewalks	\$10.00 / • ft	30 • ft	\$300	21 Years	40 Years	2043	\$571
				40 Years		2083	\$1,894
Bear River Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	8 Years	30 Years	2030	\$3,096
				30 Years		2060	\$7,607
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years	40 Years	2040	\$435
				40 Years		2080	\$1,443
Beechwood Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	11 Years	30 Years	2033	\$2,540
				30 Years		2063	\$6,242

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Electric Panel	\$1,500 ea	1	\$1,500	21 Years 40 Years	40 Years	2043 2083	\$2,857 \$9,470
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	1	\$175	1 Year 20 Year	20 Years	2023 2043 2063	\$183 \$333 \$607
Back Flow Preventer Rebuild	\$750 ea	1	\$750	1 Year 20 Year	20 Years	2023 2043 2063	\$784 \$1,428 \$2,601
PCC Mail Box Pad	\$250 ea	1	\$250	21 Years 40 Years	40 Years	2043 2083	\$476 \$1,578
Fence Split Rail Stained	\$18.00 / lf	75 lf	\$1,350	6 Years 25 Years	25 Years	2028 2053	\$1,640 \$3,469
Blue Creek Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
Box Elder Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	10 Years 30 Years	30 Years	2032 2062	\$4,931 \$12,115
PCC Mail Box Pad	\$250 ea	2	\$500	21 Years 40 Years	40 Years	2043 2083	\$952 \$3,157
Fence Split Rail Stained	\$18.00 / lf	100 lf	\$1,800	5 Years 25 Years	25 Years	2027 2052	\$2,122 \$4,489
Brushland Drive and Court							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	10 Years 30 Years	30 Years	2032 2062	\$5,753 \$14,134
PCC Mail Box Pad	\$250 ea	1	\$250	20 Years 40 Years	40 Years	2042 2082	\$462 \$1,532

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Buckshot Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	8 Years	30 Years	2030	\$3,096
				30 Years		2060	\$7,607
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years	40 Years	2040	\$435
				40 Years		2080	\$1,443
Calistoga Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	8 Years	30 Years	2030	\$1,548
				30 Years		2060	\$3,803
Casita Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	9 Years	30 Years	2031	\$1,595
				30 Years		2061	\$3,919
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	4 Years	25 Years	2026	\$1,236
				25 Years		2051	\$2,614
Cedar View Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	12 Years	30 Years	2034	\$1,745
				30 Years		2064	\$4,288
PCC Mail Box Pad	\$500 ea	4	\$2,000	22 Years	40 Years	2044	\$3,925
				40 Years		2084	\$13,011
Fence Split Rail Stained	\$18.00 / lf	20 lf	\$360	7 Years	25 Years	2029	\$451
				25 Years		2054	\$953
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	12 Years	30 Years	2034	\$1,745
				30 Years		2064	\$4,288
Access Road Paving 1 1/2 inch AC Overlay	\$1.75 / • ft	2000 • ft	\$3,500	7 Years	25 Years	2029	\$4,382
				25 Years		2054	\$9,268
Access Road Slurry Seal	\$0.50 / • ft	2000 • ft	\$1,000	0 Years	6 Years	2022	\$1,015
				2028		\$1,215	
				2034		\$1,454	
				2040		\$1,741	
				2046		\$2,084	
2052	\$2,494						
Access Road	\$12.00 / • ft	140 • ft	\$1,680	22 Years	40 Years	2044	\$3,297

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Access Road	\$12.00 / • ft	140 • ft	\$1,680	40 Years	40 Years	2084	\$10,929
Cherryleaf Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	9 Years 30 Years	30 Years	2031 2061	\$4,785 \$11,757
PCC Mail Box Pad	\$250 ea	2	\$500	19 Years 40 Years	40 Years	2041 2081	\$897 \$2,973
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	4 Years 25 Years	25 Years	2026 2051	\$1,854 \$3,921
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	9 Years 30 Years	30 Years	2031 2061	\$1,595 \$3,919
Clear Lake Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
Clear Springs Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	8 Years 30 Years	30 Years	2030 2060	\$3,096 \$7,607
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years 40 Years	40 Years	2040 2080	\$435 \$1,443
Cody Court							
PCC Mail Box Pad	\$250 ea	2	\$500	24 Years 40 Years	40 Years	2046 2086	\$1,042 \$3,454
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	8 Years 25 Years	25 Years	2030 2055	\$2,090 \$4,420
Crystal Canyon Boulevard							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	11 Years 30 Years	30 Years	2033 2063	\$5,928 \$14,564
PCC Mail Box Pad	\$250 ea	3	\$750	21 Years 40 Years	40 Years	2043 2083	\$1,428 \$4,735
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	6 Years 25 Years	25 Years	2028 2053	\$875 \$1,850
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	11 Years	30 Years	2033	\$1,694

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	30 Years	30 Years	2063	\$4,161
Fido House	\$250 ea	1	\$250	2 Years	20 Years	2024	\$269
				20 Years		2044	\$491
						2064	\$893
Datewood Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	10 Years	30 Years	2032	\$3,287
				30 Years		2062	\$8,076
PCC Mail Box Pad	\$250 ea	1	\$250	20 Years	40 Years	2042	\$462
				40 Years		2082	\$1,532
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	5 Years	25 Years	2027	\$1,273
				25 Years		2052	\$2,693
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	10 Years	30 Years	2032	\$1,644
				30 Years		2062	\$4,038
Davenport Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years	30 Years	2034	\$2,618
				30 Years		2064	\$6,431
Davenport Lane							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	10 Years	30 Years	2032	\$5,753
				30 Years		2062	\$14,134
PCC Mail Box Pad	\$250 ea	2	\$500	20 Years	40 Years	2042	\$924
				40 Years		2082	\$3,064
Fence Split Rail Stained	\$18.00 / lf	50 lf	\$900	5 Years	25 Years	2027	\$1,061
				25 Years		2052	\$2,245
Desert Lake Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	11 Years	30 Years	2033	\$3,387
				30 Years		2063	\$8,322
PCC Mail Box Pad	\$250 ea	1	\$250	21 Years	40 Years	2043	\$476
				40 Years		2083	\$1,578
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	6 Years	25 Years	2028	\$875
				25 Years		2053	\$1,850

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Desert Lake Drive							
Lighting Site Overhead Rewiring	\$600 ea	26	\$15,600	11 Years	30 Years	2033	\$22,018
				30 Years		2063	\$54,094
Electric Panel	\$1,500 ea	2	\$3,000	21 Years	40 Years	2043	\$5,713
				40 Years		2083	\$18,941
Sprinkler Timing Station	\$500 ea	2	\$1,000	3 Years	10 Years	2025	\$1,111
				10 Years		2035	\$1,499
				10 Years		2045	\$2,022
				10 Years		2055	\$2,728
Sprinkler Control Box	\$175 ea	4	\$700	1 Year	20 Years	2023	\$732
				20 Year		2043	\$1,333
				20 Year		2063	\$2,427
Back Flow Preventer Rebuild	\$750 ea	1	\$750	1 Year	20 Years	2023	\$784
				20 Year		2043	\$1,428
				20 Year		2063	\$2,601
PCC Mail Box Pad	\$250 ea	6	\$1,500	21 Years	40 Years	2043	\$2,857
				40 Years		2083	\$9,470
Fence Split Rail Stained	\$18.00 / lf	130 lf	\$2,340	6 Years	25 Years	2028	\$2,843
				25 Years		2053	\$6,013
Drift Creek Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years	30 Years	2034	\$2,618
				30 Years		2064	\$6,431
Dustin Court							
Lighting Site Overhead Rewiring	\$600 ea	8	\$4,800	14 Years	30 Years	2036	\$7,412
				30 Years		2066	\$18,210
PCC Mail Box Pad	\$250 ea	2	\$500	24 Years	40 Years	2046	\$1,042
				40 Years		2086	\$3,454
Fence Split Rail Stained	\$18.00 / lf	70 lf	\$1,260	8 Years	25 Years	2030	\$1,625
				25 Years		2055	\$3,438
Elk Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	8 Years	30 Years	2030	\$1,548
				30 Years		2060	\$3,803

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	4 Years 25 Years	25 Years	2026 2051	\$824 \$1,743
Empire Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	8 Years 30 Years	30 Years	2030 2060	\$3,870 \$9,508
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years 40 Years	40 Years	2040 2080	\$435 \$1,443
Fence Split Rail Stained	\$18.00 / lf	130 lf	\$2,340	4 Years 25 Years	25 Years	2026 2051	\$2,678 \$5,664
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	8 Years 30 Years	30 Years	2030 2060	\$1,548 \$3,803
Fairfax Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	12 Years 30 Years	30 Years	2034 2064	\$5,236 \$12,863
Electric Panel	\$1,500 ea	1	\$1,500	22 Years 40 Years	40 Years	2044 2084	\$2,944 \$9,758
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	1	\$175	2 Years 20 Years	20 Years	2024 2044 2064	\$189 \$343 \$625
Back Flow Preventer Rebuild	\$750 ea	1	\$750	2 Years 20 Years	20 Years	2024 2044 2064	\$808 \$1,472 \$2,680
PCC Mail Box Pad	\$250 ea	2	\$500	22 Years 40 Years	40 Years	2044 2084	\$981 \$3,253
Fence Split Rail Stained	\$18.00 / lf	140 lf	\$2,520	7 Years 25 Years	25 Years	2029 2054	\$3,155 \$6,673
Feather River Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	8 Years 30 Years	30 Years	2030 2060	\$3,096 \$7,607

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years	40 Years	2040	\$435
				40 Years		2080	\$1,443
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	3 Years	25 Years	2025	\$800
				25 Years		2050	\$1,691
						2075	\$3,577
Fiesta Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	8 Years	30 Years	2030	\$1,548
				30 Years		2060	\$3,803
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	4 Years	25 Years	2026	\$824
				25 Years		2051	\$1,743
Fontana Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	8 Years	30 Years	2030	\$1,548
				30 Years		2060	\$3,803
Fonti Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	8 Years	30 Years	2030	\$2,322
				30 Years		2060	\$5,705
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	4 Years	25 Years	2026	\$1,339
				25 Years		2051	\$2,832
Fortune Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	8 Years	30 Years	2030	\$4,644
				30 Years		2060	\$11,410
Electric Panel	\$1,500 ea	1	\$1,500	18 Years	40 Years	2040	\$2,611
				40 Years		2080	\$8,656
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years	10 Years	2025	\$555
				10 Years		2035	\$749
						2045	\$1,011
						2055	\$1,364
Sprinkler Control Box	\$175 ea	1	\$175	0 Years	20 Years	2022	\$178
				20 Years		2042	\$323
						2062	\$589
Back Flow Preventer	\$750 ea	1	\$750	0 Years	20 Years	2022	\$761
				20 Years		2042	\$1,386

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Back Flow	\$750 ea	1	\$750	20 Years	20 Years	2062	\$2,524
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years 40 Years	40 Years	2040 2080	\$435 \$1,443
Fence Split Rail Stained	\$18.00 / lf	50 lf	\$900	3 Years 25 Years	25 Years	2025 2050 2075	\$1,000 \$2,114 \$4,471
Fossil Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	8 Years 30 Years	30 Years	2030 2060	\$2,322 \$5,705
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	4 Years 25 Years	25 Years	2026 2051	\$1,236 \$2,614
Frost Peak Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	8 Years 30 Years	30 Years	2030 2060	\$2,322 \$5,705
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	4 Years 25 Years	25 Years	2026 2051	\$1,648 \$3,485
Georgetown Drive and Court							
Lighting Site Overhead Rewiring	\$600 ea	9	\$5,400	9 Years 30 Years	30 Years	2031 2061	\$7,178 \$17,636
Electric Panel	\$1,500 ea	1	\$1,500	19 Years 40 Years	40 Years	2041 2081	\$2,691 \$8,919
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	1	\$175	0 Years 20 Years	20 Years	2022 2042 2062	\$178 \$323 \$589
PCC Mail Box Pad	\$250 ea	3	\$750	19 Years 40 Years	40 Years	2041 2081	\$1,345 \$4,460
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	4 Years 25 Years	25 Years	2026 2051	\$1,854 \$3,921
Paving 1 1/2	\$1.75 / • ft	1580 • ft	\$2,765	11 Years	20 Years	2033	\$3,902

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Paving 1 1/2	\$1.75 / • ft	1580 • ft	\$2,765	20 Years	20 Years	2053	\$7,105
Pathways Slurry Seal	\$0.50 / • ft	1580 • ft	\$790	0 Years	6 Years	2022	\$802
				2028		\$960	
				2034		\$1,149	
				2040		\$1,375	
				2046		\$1,646	
2052	\$1,970						
Gate Metal	\$1,200 ea	1	\$1,200	9 Years	30 Years	2031	\$1,595
				30 Years		2061	\$3,919
Giant Panda Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	23 Years	30 Years	2045	\$6,066
				30 Years		2075	\$14,904
Ginkgo Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	12 Years	30 Years	2034	\$3,490
				30 Years		2064	\$8,575
PCC Mail Box Pad	\$250 ea	1	\$250	12 Years 40 Years	40 Years	2034 2074	\$364 \$1,205
Fence Split Rail Stained	\$18.00 / lf	100 lf	\$1,800	7 Years	25 Years	2029	\$2,254
				25 Years		2054	\$4,766
Goose Lake Drive							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	14 Years	30 Years	2036	\$2,779
				30 Years		2066	\$6,829
PCC Mail Box Pad	\$500 ea	2	\$1,000	24 Years 40 Years	40 Years	2046 2086	\$2,084 \$6,907
Fence Split Rail Stained	\$18.00 / lf	70 lf	\$1,260	9 Years	25 Years	2031	\$1,675
				25 Years		2056	\$3,542
Grand Valley Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	9 Years	30 Years	2031	\$2,393
				30 Years		2061	\$5,879
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	4 Years 25 Years	25 Years	2026 2051	\$824 \$1,743

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Grizzly Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	9	\$5,400	16 Years	30 Years	2038	\$8,853
				30 Years		2068	\$21,751
PCC Mail Box Pad	\$250 ea	3	\$750	26 Years	40 Years	2048	\$1,659
				40 Years		2088	\$5,500
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	1300 • ft	\$2,275	11 Years	20 Years	2033	\$3,211
				20 Years		2053	\$5,846
Slurry Seal Pathway	\$0.50 / • ft	1300 • ft	\$650	0 Years	6 Years	2022	\$660
				6 Years		2028	\$790
						2034	\$945
						2040	\$1,131
						2046	\$1,354
		2052	\$1,621				
Hazelnut Drive							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	10 Years	30 Years	2032	\$4,109
				30 Years		2062	\$10,096
PCC Mail Box Pad	\$250 ea	2	\$500	20 Years	40 Years	2042	\$924
				40 Years		2082	\$3,064
Hedge Court							
Lighting Site Overhead	\$600 ea	1	\$600	8 Years	30 Years	2030	\$774
				30 Years		2060	\$1,902
Honey Locust Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	14 Years	30 Years	2036	\$1,853
				30 Years		2066	\$4,552
PCC Mail Box Pad	\$250 ea	1	\$250	24 Years	40 Years	2046	\$521
				40 Years		2086	\$1,727
Fence Split Rail Stained	\$18.00 / lf	100 lf	\$1,800	9 Years	25 Years	2031	\$2,393
				25 Years		2056	\$5,061
Ivywood Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	11 Years	30 Years	2033	\$1,694
				30 Years		2063	\$4,161

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Mail Box Pad	\$250 ea	1	\$250	21 Years 40 Years	40 Years	2043 2083	\$476 \$1,578
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	6 Years 25 Years	25 Years	2028 2053	\$1,968 \$4,163
Javalina Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	8 Years 30 Years	30 Years	2030 2060	\$3,870 \$9,508
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years 40 Years	40 Years	2040 2080	\$435 \$1,443
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	3 Years 25 Years	25 Years	2025 2050 2075	\$1,199 \$2,537 \$5,365
Jotewood Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	10 Years 30 Years	30 Years	2032 2062	\$3,287 \$8,076
PCC Mail Box Pad	\$250 ea	1	\$250	20 Years 40 Years	40 Years	2042 2082	\$462 \$1,532
Fence Split Rail Stained	\$18.00 / lf	100 lf	\$1,800	5 Years 25 Years	25 Years	2027 2052	\$2,122 \$4,489
Journey Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	9 Years 30 Years	30 Years	2031 2061	\$2,393 \$5,879
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	4 Years 25 Years	25 Years	2026 2051	\$824 \$1,743
Kodiak Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	23 Years 30 Years	30 Years	2045 2075	\$6,066 \$14,904
La Casa Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	9 Years 30 Years	30 Years	2031 2061	\$1,595 \$3,919

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lago Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	8 Years 30 Years	30 Years	2030 2060	\$774 \$1,902
Lake Powell Drive							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	14 Years 30 Years	30 Years	2036 2066	\$2,779 \$6,829
PCC Mail Box Pad	\$500 ea	1	\$500	24 Years 40 Years	40 Years	2046 2086	\$1,042 \$3,454
Lanceleaf Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	9 Years 30 Years	30 Years	2031 2061	\$2,393 \$5,879
PCC Mail Box Pad	\$250 ea	1	\$250	19 Years 40 Years	40 Years	2041 2081	\$448 \$1,487
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	4 Years 25 Years	25 Years	2026 2051	\$1,236 \$2,614
Little Peak Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
Fence Split Rail Stained	\$18.00 / lf	140 lf	\$2,520	7 Years 25 Years	25 Years	2029 2054	\$3,155 \$6,673
Live Oak Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	12 Years 30 Years	30 Years	2034 2064	\$3,490 \$8,575
PCC Sidewalks 3 ft	\$10.00 / • ft	210 • ft	\$2,100	22 Years 40 Years	40 Years	2044 2084	\$4,121 \$13,662
Fence Split Rail Stained	\$18.00 / lf	100 lf	\$1,800	7 Years 25 Years	25 Years	2029 2054	\$2,254 \$4,766
Electric Panel	\$1,500 ea	1	\$1,500	22 Years 40 Years	40 Years	2044 2084	\$2,944 \$9,758
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035	\$555 \$749

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Sprinkler Timing Station	\$500 ea	1	\$500	10 Years	10 Years	2045	\$1,011
						2055	\$1,364
Sprinkler Control Box	\$175 ea	1	\$175	2 Years 20 Years	20 Years	2024	\$189
						2044	\$343
						2064	\$625
Lockspur Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	9 Years 30 Years	30 Years	2031	\$3,190
						2061	\$7,838
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	4 Years 25 Years	25 Years	2026	\$1,648
						2051	\$3,485
Mama Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	11 Years 30 Years	30 Years	2033	\$5,928
						2063	\$14,564
PCC Mail Box Pad	\$250 ea	2	\$500	21 Years 40 Years	40 Years	2043	\$952
						2083	\$3,157
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	6 Years 25 Years	25 Years	2028	\$1,750
						2053	\$3,700
Gate Metal	\$1,200 ea	1	\$1,200	11 Years 30 Years	30 Years	2033	\$1,694
						2063	\$4,161
Mayfield Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	10 Years 30 Years	30 Years	2032	\$2,465
						2062	\$6,057
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	5 Years 25 Years	25 Years	2027	\$1,698
						2052	\$3,591
Morning Breeze Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	12 Years 30 Years	30 Years	2034	\$4,363
						2064	\$10,719
PCC Mail Box Pad	\$250 ea	2	\$500	22 Years 40 Years	40 Years	2044	\$981
						2084	\$3,253
Narrowleaf Court							
Lighting Site	\$600 ea	1	\$600	14 Years	30 Years	2036	\$926

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	1	\$600	30 Years	30 Years	2066	\$2,276
PCC Mail Box Pad	\$250 ea	1	\$250	24 Years 40 Years	40 Years	2046 2086	\$521 \$1,727
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	9 Years 25 Years	25 Years	2031 2056	\$957 \$2,024
New Forest Drive							
Electric Panel	\$1,500 ea	1	\$1,500	20 Years 40 Years	40 Years	2042 2082	\$2,772 \$9,191
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	6	\$1,050	0 Years 20 Years	20 Years	2022 2042 2062	\$1,066 \$1,941 \$3,533
Back Flow Preventer Rebuild	\$750 ea	1	\$750	0 Years 20 Years	20 Years	2022 2042 2062	\$761 \$1,386 \$2,524
Fence Split Rail Stained	\$18.00 / lf	1060 lf	\$19,080	5 Years 25 Years	25 Years	2027 2052	\$22,498 \$47,584
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	10 Years 30 Years	30 Years	2032 2062	\$1,644 \$4,038
Oak Brook Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
Fence Split Rail Stained	\$18.00 / lf	360 lf	\$6,480	7 Years 25 Years	25 Years	2029 2054	\$8,113 \$17,159
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	12 Years 30 Years	30 Years	2034 2064	\$1,745 \$4,288
Oak Brook Lane							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	12 Years 30 Years	30 Years	2034 2064	\$5,236 \$12,863
PCC Mail Box	\$250 ea	3	\$750	22 Years	40 Years	2044	\$1,472

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Mail Box	\$250 ea	3	\$750	40 Years	40 Years	2084	\$4,879
Oak View Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	10 Years 30 Years	30 Years	2032 2062	\$4,931 \$12,115
PCC Mail Box Pad	\$250 ea	2	\$500	20 Years 40 Years	40 Years	2042 2082	\$924 \$3,064
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	5 Years 25 Years	25 Years	2027 2052	\$1,380 \$2,918
Gate Metal 3 ft with Wood	\$1,200 ea	1	\$1,200	10 Years 30 Years	30 Years	2032 2062	\$1,644 \$4,038
Out Post Court							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	23 Years 30 Years	30 Years	2045 2075	\$8,493 \$20,865
PCC Mail Box Pad	\$250 ea	1	\$250	33 Years	40 Years	2055	\$682
Panda Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	16 Years 30 Years	30 Years	2038 2068	\$984 \$2,417
PCC Mail Box Pad	\$500 ea	1	\$500	26 Years 40 Years	40 Years	2048 2088	\$1,106 \$3,667
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	300 • ft	\$525	11 Years 20 Years	20 Years	2033 2053	\$741 \$1,349
Slurry Seal Pathways	\$0.50 / • ft	300 • ft	\$150	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$152 \$182 \$218 \$261 \$313 \$374
Papa Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	9	\$5,400	11 Years 30 Years	30 Years	2033 2063	\$7,621 \$18,725
PCC Mail Box	\$250 ea	2	\$500	21 Years	40 Years	2043	\$952

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Mail Box	\$250 ea	2	\$500	40 Years	40 Years	2083	\$3,157
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	6 Years 25 Years	25 Years	2028 2053	\$1,750 \$3,700
Gate Metal	\$1,200 ea	1	\$1,200	11 Years 30 Years	30 Years	2033 2063	\$1,694 \$4,161
Pebble Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	8 Years 30 Years	30 Years	2030 2060	\$774 \$1,902
Pin Oak Court							
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	12 Years 30 Years	30 Years	2034 2064	\$6,108 \$15,007
PCC Mail Box Pad	\$250 ea	2	\$500	22 Years 40 Years	40 Years	2044 2084	\$981 \$3,253
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	7 Years 25 Years	25 Years	2029 2054	\$1,465 \$3,098
Pintura Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	12 Years 30 Years	30 Years	2034 2064	\$873 \$2,144
PCC Mail Box Pad	\$250 ea	1	\$250	22 Years 40 Years	40 Years	2044 2084	\$491 \$1,626
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	7 Years 25 Years	25 Years	2029 2054	\$1,465 \$3,098
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	12 Years 30 Years	30 Years	2034 2064	\$1,745 \$4,288
Polar Bear Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	20 Years 30 Years	30 Years	2042 2072	\$5,545 \$13,622
Fence Split Rail Stained	\$18.00 / lf	700 lf	\$12,600	15 Years 25 Years	25 Years	2037 2062	\$20,048 \$42,401
Polar Bear Drive							
Lighting Site	\$600 ea	11	\$6,600	23 Years	30 Years	2045	\$13,346

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	11	\$6,600	30 Years	30 Years	2075	\$32,788
PCC Mail Box Pad	\$500 ea	2	\$1,000	33 Years	40 Years	2055	\$2,728
Fence Split Rail Stained	\$18.00 / lf	2740 lf	\$49,320	18 Years 25 Years	25 Years	2040 2065	\$85,853 \$181,581
Posado Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	9 Years 30 Years	30 Years	2031 2061	\$1,595 \$3,919
Posy Lake Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	11 Years 30 Years	30 Years	2033 2063	\$5,081 \$12,483
PCC Mail Box Pad	\$250 ea	2	\$500	21 Years 40 Years	40 Years	2043 2083	\$952 \$3,157
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	6 Years 25 Years	25 Years	2028 2053	\$1,750 \$3,700
Quarry Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	17 Years 30 Years	30 Years	2039 2069	\$6,082 \$14,942
PCC Mail Box Pad	\$250 ea	2	\$500	27 Years 40 Years	40 Years	2049 2089	\$1,140 \$3,778
Fence Split Rail Stained	\$18.00 / lf	50 lf	\$900	12 Years 25 Years	25 Years	2034 2059	\$1,309 \$2,768
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	1270 • ft	\$2,223	11 Years 20 Years	20 Years	2033 2053	\$3,137 \$5,711
Slurry Seal Pathways	\$0.50 / • ft	1270 • ft	\$635	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$645 \$772 \$923 \$1,105 \$1,323 \$1,584
Rio Court							
Lighting Site	\$600 ea	1	\$600	9 Years	30 Years	2031	\$798

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	1	\$600	30 Years	30 Years	2061	\$1,960
Rockland Drive							
Retaining Walls Wood	\$18.00 / lf	180 lf	\$3,240	14 Years 30 Years	30 Years	2036 2066	\$5,003 \$12,291
Electric Panel	\$1,500 ea	1	\$1,500	24 Years 40 Years	40 Years	2046 2086	\$3,125 \$10,361
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	2	\$350	4 Years 20 Years	20 Years	2026 2046 2066	\$401 \$729 \$1,328
Rogue River Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	14 Years 30 Years	30 Years	2036 2066	\$2,779 \$6,829
Silverleaf Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	9 Years 30 Years	30 Years	2031 2061	\$3,190 \$7,838
PCC Mail Box Pad	\$250 ea	2	\$500	19 Years 40 Years	40 Years	2041 2081	\$897 \$2,973
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	4 Years 25 Years	25 Years	2026 2051	\$1,339 \$2,832
Sky Crest Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	14 Years 30 Years	30 Years	2036 2066	\$4,632 \$11,381
PCC Mail Box Pad	\$250 ea	2	\$500	24 Years 40 Years	40 Years	2046 2086	\$1,042 \$3,454
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	9 Years 25 Years	25 Years	2031 2056	\$1,436 \$3,036

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Smoketree Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	14 Years	30 Years	2036	\$1,853
				30 Years		2066	\$4,552
PCC Mail Box Pad	\$250 ea	1	\$250	24 Years	40 Years	2046	\$521
				40 Years		2086	\$1,727
Fence Split Rail Stained	\$18.00 / lf	120 lf	\$2,160	9 Years	25 Years	2031	\$2,871
				25 Years		2056	\$6,073
Sofia Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	9 Years	30 Years	2031	\$798
				30 Years		2061	\$1,960
Back Flow Preventer Rebuild	\$750 ea	1	\$750	0 Years	20 Years	2022	\$761
				20 Years		2042	\$1,386
						2062	\$2,524
Spring Canyon Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years	30 Years	2034	\$2,618
				30 Years		2064	\$6,431
Spruce Lake Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	12 Years	30 Years	2034	\$1,745
				30 Years		2064	\$4,288
PCC Mail Box Pad	\$250 ea	1	\$250	22 Years	40 Years	2044	\$491
				40 Years		2084	\$1,626
Fence Split Rail Stained	\$18.00 / lf	120 lf	\$2,160	7 Years	25 Years	2029	\$2,704
				25 Years		2054	\$5,720
Sunstone Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	8 Years	30 Years	2030	\$3,096
				30 Years		2060	\$7,607
PCC Mail Box Pad	\$250 ea	1	\$250	18 Years	40 Years	2040	\$435
				40 Years		2080	\$1,443
Sweet Gum Court							
Lighting Site	\$600 ea	3	\$1,800	12 Years	30 Years	2034	\$2,618

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	3	\$1,800	30 Years	30 Years	2064	\$6,431
Teddy Bear Court							
Lighting Site	\$600 ea	2	\$1,200	16 Years	30 Years	2038	\$1,967
Overhead Rewiring				30 Years		2068	\$4,834
PCC Mail Box Pad	\$250 ea	1	\$250	26 Years	40 Years	2048	\$553
				40 Years		2088	\$1,833
Thomasville Court							
Lighting Site	\$600 ea	5	\$3,000	10 Years	30 Years	2032	\$4,109
Overhead Rewiring				30 Years		2062	\$10,096
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	5 Years	25 Years	2027	\$1,380
				25 Years		2052	\$2,918
Timber Grove Court							
Lighting Site	\$600 ea	2	\$1,200	12 Years	30 Years	2034	\$1,745
Overhead Rewiring				30 Years		2064	\$4,288
Trout Court							
Lighting Site	\$600 ea	2	\$1,200	14 Years	30 Years	2036	\$1,853
Overhead Rewiring				30 Years		2066	\$4,552
Valecito Court							
Lighting Site	\$500 ea	2	\$1,000	9 Years	30 Years	2031	\$1,329
Overhead Rewiring				30 Years		2061	\$3,266
Fence Split Rail Stained	\$18.00 / lf	40 lf	\$720	4 Years	25 Years	2026	\$824
				25 Years		2051	\$1,743
Village Center Drive							
Paving 2 inch AC Overlay	\$2.25 / • ft	27640 • ft	\$62,190	3 Years	25 Years	2025	\$69,066
				25 Years		2050	\$146,076
						2075	\$308,954
Slurry Seal	\$0.50 / • ft	27640 • ft	\$13,820	0 Years	6 Years	2022	\$14,029
						2028	\$16,792
				6 Years		2034	\$20,099
						2040	\$24,057

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Slurry Seal	\$0.50 / • ft	27640 • ft	\$13,820	6 Years	6 Years	2046 2052	\$28,795 \$34,466
Paving Stripping	\$700 ea	1	\$700	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$711 \$851 \$1,018 \$1,219 \$1,458 \$1,746
PCC Curbs and Gutters	\$12.00 / • ft	1530 • ft	\$18,360	20 Years 40 Years	40 Years	2042 2082	\$33,934 \$112,495
PCC Sidewalks 4 ft	\$10.00 / • ft	3060 • ft	\$30,600	20 Years 40 Years	40 Years	2042 2082	\$56,556 \$187,492
Lighting Site Overhead Rewiring	\$600 ea	13	\$7,800	10 Years 30 Years	30 Years	2032 2062	\$10,684 \$26,248
Fence Split Rail Stained	\$18.00 / lf	30 lf	\$540	5 Years 25 Years	25 Years	2027 2052	\$637 \$1,347
Village Parkway							
Lighting Site Overhead Rewiring	\$600 ea	23	\$13,800	10 Years 30 Years	30 Years	2032 2062	\$18,902 \$46,440
Electric Panel	\$1,500 ea	1	\$1,500	19 Years 40 Years	40 Years	2041 2081	\$2,691 \$8,919
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	6	\$1,050	0 Years 20 Years	20 Years	2022 2042 2062	\$1,066 \$1,941 \$3,533
Back Flow Preventer Rebuild	\$750 ea	1	\$750	0 Years 20 Years	20 Years	2022 2042 2062	\$761 \$1,386 \$2,524
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	4 Years 25 Years	25 Years	2026 2051	\$4,326 \$9,149
Gate Metal 3 ft	\$1,200 ea	2	\$2,400	9 Years 30 Years	30 Years	2031 2061	\$3,190 \$7,838

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Electric Panel near Teddy Bear Court	\$1,500 ea	1	\$1,500	26 Years	40 Years	2048	\$3,318
				40 Years		2088	\$11,001
Sprinkler Timing Station near Teddy Bear Court	\$500 ea	1	\$500	0 Years	10 Years	2022	\$508
				10 Years		2032	\$685
						2042	\$924
						2052	\$1,247
Sprinkler Control Box near Teddy Bear Court	\$175 ea	2	\$350	6 Years	20 Years	2028	\$425
				20 Years		2048	\$774
						2068	\$1,410
Fence Split Rail Stained added 2018	\$18.00 / lf	220 lf	\$3,960	1 Year	20 Years	2023	\$4,142
				20 Year		2043	\$7,542
						2063	\$13,731
PCC Mail Box Pad added 2018	\$250 ea	3	\$750	36 Years	40 Years	2058	\$2,239
Vineyard Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	14 Years	30 Years	2036	\$3,706
				30 Years		2066	\$9,105
PCC Mail Box Pad	\$250 ea	1	\$250	24 Years	40 Years	2046	\$521
				40 Years		2086	\$1,727
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	9 Years	25 Years	2031	\$1,436
				25 Years		2056	\$3,036
White Tail Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	12 Years	30 Years	2034	\$1,745
				30 Years		2064	\$4,288
Fence Split Rail Stained	\$18.00 / lf	140 lf	\$2,520	7 Years	25 Years	2029	\$3,155
				25 Years		2054	\$6,673
Whitebark Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	14 Years	30 Years	2036	\$5,559
				30 Years		2066	\$13,657
PCC Mail Box Pad	\$250 ea	2	\$500	24 Years	40 Years	2046	\$1,042
				40 Years		2086	\$3,454
Fence Split Rail Stained	\$18.00 / lf	60 lf	\$1,080	9 Years	25 Years	2031	\$1,436
				25 Years		2056	\$3,036

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Williamsburg Drive							
Electric Panel	\$1,500 ea	1	\$1,500	19 Years 40 Years	40 Years	2041 2081	\$2,691 \$8,919
Sprinkler Timing Station	\$500 ea	1	\$500	3 Years 10 Years	10 Years	2025 2035 2045 2055	\$555 \$749 \$1,011 \$1,364
Sprinkler Control Box	\$175 ea	2	\$350	0 Years 20 Years	20 Years	2022 2042 2062	\$355 \$647 \$1,178
Back Flow Preventer Rebuild	\$750 ea	1	\$750	0 Years 20 Years	20 Years	2022 2042 2062	\$761 \$1,386 \$2,524
PCC Mail Box Pad	\$500 ea	7	\$3,500	19 Years 40 Years	40 Years	2041 2081	\$6,278 \$20,812
Fence Split Rail Stained	\$18.00 / lf	70 lf	\$1,260	4 Years 25 Years	25 Years	2026 2051	\$1,442 \$3,050
Wood Leaf Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
PCC Mail Box Pad	\$250 ea	1	\$250	22 Years 40 Years	40 Years	2044 2084	\$491 \$1,626
Fence Split Rail Stained	\$18.00 / lf	80 lf	\$1,440	7 Years 25 Years	25 Years	2029 2054	\$1,803 \$3,813
Yearling Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034 2064	\$2,618 \$6,431
Fence Split Rail Stained	\$18.00 / lf	65 lf	\$1,170	7 Years 25 Years	25 Years	2029 2054	\$1,465 \$3,098
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	12 Years 30 Years	30 Years	2034 2064	\$1,745 \$4,288
Storm Water Detention on Desert Lake Drive							
Fence Split Rail	\$18.00 / lf	660 lf	\$11,880	3 Years	25 Years	2025	\$13,194

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fence Split Rail Stained	\$18.00 / lf	660 lf	\$11,880	25 Years	25 Years	2050	\$27,905
						2075	\$59,019
Bench Metal	\$1,500 ea	2	\$3,000	11 Years	30 Years	2033	\$4,234
				30 Years		2063	\$10,403
Fido House	\$250 ea	1	\$250	2 Years	20 Years	2024	\$269
				20 Years		2044	\$491
						2064	\$893
Detention off of Calistoga Court							
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	2 Years	25 Years	2024	\$4,074
				25 Years		2049	\$8,617
						2074	\$18,224
Detention off of Crystal Canyon Boulevard and Garnet Drive							
Fence Split Rail Stained	\$18.00 / lf	400 lf	\$7,200	2 Years	25 Years	2024	\$7,760
				25 Years		2049	\$16,413
						2074	\$34,713
Detention Pond North of Aquamarine Drive							
Fence Split Rail Stained	\$18.00 / lf	880 lf	\$15,840	10 Years	25 Years	2032	\$21,696
				25 Years		2057	\$45,888
Storm Water Detention Basin D							
Fence Split Rail Stained	\$18.00 / lf	660 lf	\$11,880	4 Years	25 Years	2026	\$13,595
				25 Years		2051	\$28,753
Storm Detention off New Forest Drive							
Fence Split Rail Stained	\$18.00 / lf	1200 lf	\$21,600	6 Years	25 Years	2028	\$26,244
				25 Years		2053	\$55,507
Paving 1 1/2 inch AC Overlay	\$1.75 / • ft	3600 • ft	\$6,300	6 Years	25 Years	2028	\$7,655
				25 Years		2053	\$16,190
Slurry Seal Access Road	\$0.50 / • ft	3600 • ft	\$1,800	0 Years	6 Years	2022	\$1,827
						2028	\$2,187
						2034	\$2,618
				6 Years		2040	\$3,133
						2046	\$3,750
	2052	\$4,489					

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Basin off Quarry Court							
Tubular Steel 6 ft Fencing	\$35.00 / lf	180 lf	\$6,300	7 Years	20 Years	2029	\$7,887
				20 Years		2049	\$14,361
						2069	\$26,148
Fence Post Wood 6 ft	\$125 ea	25	\$3,125	17 Years	30 Years	2039	\$5,279
				30 Years		2069	\$12,970
Fencing Chain Link 4 ft Green	\$20.00 / lf	1650 lf	\$33,000	24 Years 40 Years	40 Years	2046 2086	\$68,758 \$227,942
PCC Pad	\$10.00 / • ft	320 • ft	\$3,200	24 Years 40 Years	40 Years	2046 2086	\$6,667 \$22,104
Electric Panel	\$1,500 ea	1	\$1,500	24 Years	40 Years	2046	\$3,125
				40 Years		2086	\$10,361
Sprinkler Timing Station	\$500 ea	1	\$500	0 Years	10 Years	2022	\$508
						2032	\$685
				10 Years		2042	\$924
						2052	\$1,247
Sprinkler Control Box	\$175 ea	2	\$350	7 Years	20 Years	2029	\$438
				20 Years		2049	\$798
						2069	\$1,453
Back Flow Preventer Rebuild	\$1,000 ea	1	\$1,000	2 Years	20 Years	2024	\$1,078
				20 Years		2044	\$1,962
						2064	\$3,573
Fido House	\$250 ea	2	\$500	8 Years	20 Years	2030	\$645
				20 Years		2050	\$1,174
						2070	\$2,138
Basin off Briar Drive							
Fence Split Rail Stained	\$18.00 / lf	1390 lf	\$25,020	9 Years 25 Years	25 Years	2031 2056	\$33,259 \$70,343
Gate Metal 3 ft	\$1,200 ea	2	\$2,400	14 Years 30 Years	30 Years	2036 2066	\$3,706 \$9,105
Asphalt Walking Path from Aquamarine Drive to Baby Bear Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	35360 • ft	\$61,880	11 Years	20 Years	2033	\$87,336
				20 Years		2053	\$159,018
Slurry Seal	\$0.50 / • ft	35360 • ft	\$17,680	0 Years	6 Years	2022	\$17,947

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Slurry Seal Pathways	\$0.50 / • ft	35360 • ft	\$17,680	6 Years	6 Years	2028	\$21,481
						2034	\$25,712
						2040	\$30,776
						2046	\$36,838
						2052	\$44,093
Fence Split Rail Stained	\$18.00 / lf	450 lf	\$8,100	7 Years 25 Years	25 Years	2029	\$10,141
						2054	\$21,448
Lighting Site Overhead Rewiring	\$600 ea	7	\$4,200	12 Years 30 Years	30 Years	2034	\$6,108
						2064	\$15,007
Sprinkler Control Box	\$175 ea	2	\$350	2 Years 20 Years	20 Years	2024	\$377
						2044	\$687
						2064	\$1,251
Asphalt Walking Path from Village Way to Forest Park							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	18730 • ft	\$32,778	11 Years 20 Years	20 Years	2033	\$46,262
						2053	\$84,231
Slurry Seal Pathways	\$0.50 / • ft	18730 • ft	\$9,365	0 Years 6 Years	6 Years	2022	\$9,506
						2028	\$11,379
						2034	\$13,620
						2040	\$16,302
						2046	\$19,513
2052	\$23,356						
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	12 Years 30 Years	30 Years	2034	\$3,490
						2064	\$8,575
Sprinkler Control Box	\$125 ea	2	\$250	2 Years 20 Years	20 Years	2024	\$269
						2044	\$491
						2064	\$893
PCC Sidewalk	\$10.00 / • ft	220 • ft	\$2,200	22 Years 40 Years	40 Years	2044	\$4,317
						2084	\$14,312
Bench Metal	\$1,500 ea	1	\$1,500	12 Years 30 Years	30 Years	2034	\$2,181
						2064	\$5,360
BBQ Metal	\$500 ea	1	\$500	7 Years 25 Years	25 Years	2029	\$626
						2054	\$1,324
Fido House	\$250 ea	2	\$500	2 Years 20 Years	20 Years	2024	\$539
						2044	\$981

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fido House	\$250 ea	2	\$500	20 Years	20 Years	2064	\$1,787
PCC Pad at BBQ	\$10.00 / • ft	100 • ft	\$1,000	22 Years 40 Years	40 Years	2044 2084	\$1,962 \$6,506
Asphalt Walking Path from Empire Court to Bear Lake Drive							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	15500 • ft	\$27,125	11 Years 20 Years	20 Years	2033 2053	\$38,284 \$69,705
Slurry Seal Pathways	\$0.50 / • ft	15500 • ft	\$7,750	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$7,867 \$9,416 \$11,271 \$13,491 \$16,148 \$19,328
Sprinkler Control Box	\$175 ea	2	\$350	3 Years 20 Years	20 Years	2025 2045 2065	\$389 \$708 \$1,289
Bench Metal	\$1,500 ea	1	\$1,500	12 Years 30 Years	30 Years	2034 2064	\$2,181 \$5,360
Asphalt Walking Path from Bear River Drive to Lockspur Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	14610 • ft	\$25,568	11 Years 20 Years	20 Years	2033 2053	\$36,086 \$65,703
Slurry Seal Pathways	\$0.50 / • ft	14610 • ft	\$7,305	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$7,415 \$8,876 \$10,624 \$12,716 \$15,220 \$18,218
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	9 Years 30 Years	30 Years	2031 2061	\$3,988 \$9,798
Sprinkler Control Box	\$175 ea	2	\$350	0 Years 20 Years	20 Years	2022 2042 2062	\$355 \$647 \$1,178
Bench Metal	\$1,500 ea	1	\$1,500	6 Years 30 Years	30 Years	2028 2058	\$1,823 \$4,478

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	23020 • ft	\$40,285	11 Years 20 Years	20 Years	2033 2053	\$56,858 \$103,524
Slurry Seal Pathways	\$0.50 / • ft	23020 • ft	\$11,510	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$11,684 \$13,985 \$16,739 \$20,036 \$23,982 \$28,705
Gate Metal	\$1,200 ea	1	\$1,200	10 Years 30 Years	30 Years	2032 2062	\$1,644 \$4,038
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	5 Years 25 Years	25 Years	2027 2052	\$4,457 \$9,427
Sandpiper Paving 1 1/2 inch AC Overlay	\$1.75 / • ft	11400 • ft	\$19,950	13 Years 20 Years	20 Years	2035 2055	\$29,896 \$54,433
Sandpiper Slurry Seal	\$0.50 / • ft	11400 • ft	\$5,700	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$5,786 \$6,926 \$8,290 \$9,922 \$11,876 \$14,215
Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	22270 • ft	\$38,973	11 Years 20 Years	20 Years	2033 2053	\$55,005 \$100,151
Slurry Seal Pathways	\$0.50 / • ft	22270 • ft	\$11,135	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$11,303 \$13,529 \$16,194 \$19,383 \$23,201 \$27,770
Sprinkler Control Box	\$175 ea	2	\$350	0 Years 20 Years	20 Years	2022 2042 2062	\$355 \$647 \$1,178
PCC Curbs with	\$12.00 / • ft	310 • ft	\$3,720	20 Years	40 Years	2042	\$6,875

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Curbs with	\$12.00 / • ft	310 • ft	\$3,720	40 Years	40 Years	2082	\$22,793
PCC Sidewalks 4 ft	\$10.00 / • ft	180 • ft	\$1,800	20 Years 40 Years	40 Years	2042 2082	\$3,327 \$11,029
Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	11000 • ft	\$19,250	11 Years 20 Years	20 Years	2033 2053	\$27,169 \$49,468
Slurry Seal Pathways	\$0.50 / • ft	11000 • ft	\$5,500	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$5,583 \$6,683 \$7,999 \$9,574 \$11,460 \$13,717
Sprinkler Control Box	\$175 ea	2	\$350	5 Years 20 Years	20 Years	2027 2047 2067	\$413 \$751 \$1,368
Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	15020 • ft	\$26,285	11 Years 20 Years	20 Years	2033 2053	\$37,098 \$67,547
Slurry Seal Pathways	\$0.50 / • ft	15020 • ft	\$7,510	0 Years 6 Years	6 Years	2022 2028 2034 2040 2046 2052	\$7,623 \$9,125 \$10,922 \$13,073 \$15,648 \$18,729
Fence Split Rail Stained	\$18.00 / lf	1070 lf	\$19,260	10 Years 25 Years	25 Years	2032 2057	\$26,381 \$55,796
Sprinkler Control Box	\$175 ea	2	\$350	5 Years 20 Years	20 Years	2027 2047 2067	\$413 \$751 \$1,368
Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	26140 • ft	\$45,745	11 Years 20 Years	20 Years	2033 2053	\$64,564 \$117,555
Slurry Seal	\$0.50 / • ft	26140 • ft	\$13,070	0 Years	6 Years	2022	\$13,267

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Slurry Seal Pathways	\$0.50 / • ft	26140 • ft	\$13,070	6 Years	6 Years	2028	\$15,880
						2034	\$19,008
						2040	\$22,751
						2046	\$27,232
						2052	\$32,596
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	12 Years 30 Years	30 Years	2034	\$4,363
						2064	\$10,719
Sprinkler Control Box	\$175 ea	2	\$350	2 Years 20 Years	20 Years	2024	\$377
						2044	\$687
						2064	\$1,251
PCC Sidewalk	\$10.00 / • ft	60 • ft	\$600	22 Years 40 Years	40 Years	2044	\$1,177
						2084	\$3,903
Fido House	\$250 ea	1	\$250	2 Years 20 Years	20 Years	2024	\$269
						2044	\$491
						2064	\$893
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	7 Years 25 Years	25 Years	2029	\$2,028
						2054	\$4,290
Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	23240 • ft	\$40,670	11 Years 20 Years	20 Years	2033	\$57,401
						2053	\$104,513
Slurry Seal Pathways	\$0.50 / • ft	23240 • ft	\$11,620	0 Years 6 Years	6 Years	2022	\$11,795
						2028	\$14,118
						2034	\$16,899
						2040	\$20,227
						2046	\$24,211
2052	\$28,979						
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	12 Years 30 Years	30 Years	2034	\$2,618
						2064	\$6,431
Sprinkler Control Box	\$175 ea	2	\$350	2 Years 20 Years	20 Years	2024	\$377
						2044	\$687
						2064	\$1,251
PCC Sidewalk	\$10.00 / • ft	100 • ft	\$1,000	22 Years 40 Years	40 Years	2044	\$1,962
						2084	\$6,506
Fido House	\$250 ea	1	\$250	3 Years	20 Years	2025	\$278

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fido House	\$250 ea	1	\$250	20 Years	20 Years	2045 2065	\$506 \$920
Fence Split Rail Stained	\$18.00 / lf	90 lf	\$1,620	7 Years 25 Years	25 Years	2029 2054	\$2,028 \$4,290
Gate Metal 3 ft	\$1,200 ea	1	\$1,200	12 Years 30 Years	30 Years	2034 2064	\$1,745 \$4,288
Perimeter Fencing							
Fence Split Rail Stained Phase 1 and 2	\$18.00 / lf	280 lf	\$5,040	4 Years 25 Years	25 Years	2026 2051	\$5,767 \$12,198
Fence Split Rail Stained Phase 3	\$18.00 / lf	880 lf	\$15,840	5 Years 25 Years	25 Years	2027 2052	\$18,678 \$39,504
Fence Split Rail Stained Entry Village Parkway	\$18.00 / lf	220 lf	\$3,960	5 Years 25 Years	25 Years	2027 2052	\$4,669 \$9,876
Fence Split Rail Stained Phase 5	\$18.00 / lf	320 lf	\$5,760	5 Years 25 Years	25 Years	2027 2052	\$6,792 \$14,365
Fence Split Rail Stained Phase 6	\$18.00 / lf	200 lf	\$3,600	5 Years 25 Years	25 Years	2027 2052	\$4,245 \$8,978
Fence Split Rail Stained Phase 7	\$18.00 / lf	400 lf	\$7,200	5 Years 25 Years	25 Years	2027 2052	\$8,490 \$17,956
Fence Split Rail Stained Phase 8	\$18.00 / lf	320 lf	\$5,760	6 Years 25 Years	25 Years	2028 2053	\$6,998 \$14,802
Fence Split Rail Stained Phase 9	\$18.00 / lf	240 lf	\$4,320	6 Years 25 Years	25 Years	2028 2053	\$5,249 \$11,101
Fence Split Rail Stained Phase 10	\$18.00 / lf	200 lf	\$3,600	7 Years 25 Years	25 Years	2029 2054	\$4,507 \$9,533
Fence Split Rail Stained Phase 11	\$18.00 / lf	400 lf	\$7,200	7 Years 25 Years	25 Years	2029 2054	\$9,014 \$19,065
Fence Split Rail Stained Phase 13	\$18.00 / lf	680 lf	\$12,240	7 Years 25 Years	25 Years	2029 2054	\$15,324 \$32,411
Fence Split Rail Stained Phase 14	\$18.00 / lf	440 lf	\$7,920	9 Years 25 Years	25 Years	2031 2056	\$10,528 \$22,267
Fence Split Rail	\$18.00 / lf	280 lf	\$5,040	10 Years	25 Years	2032	\$6,903

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fence Split Rail	\$18.00 / lf	280 lf	\$5,040	25 Years	25 Years	2057	\$14,601
Fence Split Rail Stained Phase 16	\$18.00 / lf	80 lf	\$1,440	11 Years 25 Years	25 Years	2033 2058	\$2,032 \$4,299
Additional Pathway Asphalt Work							
Paving Cut and Patch Phase 1	\$6,000 ea	1	\$6,000	2 Years	6 Years	2024	\$6,467
				6 Years		2030	\$7,740
						2036	\$9,265
						2042	\$11,089
						2048	\$13,273
2054	\$15,888						
Paving Cut and Patch Phase 2	\$6,000 ea	1	\$6,000	2 Years	6 Years	2024	\$6,467
				6 Years		2030	\$7,740
						2036	\$9,265
						2042	\$11,089
						2048	\$13,273
2054	\$15,888						
Crackfill Phase 1	\$2,500 ea	1	\$2,500	2 Years	3 Years	2024	\$2,694
				3 Years		2027	\$2,948
						2030	\$3,225
						2033	\$3,528
						2036	\$3,860
						2039	\$4,223
						2042	\$4,621
						2045	\$5,055
						2048	\$5,531
2051	\$6,051						
Crackfill Phase 2	\$2,500 ea	1	\$2,500	2 Years	3 Years	2024	\$2,694
				3 Years		2027	\$2,948
						2030	\$3,225
						2033	\$3,528
						2036	\$3,860
						2039	\$4,223
						2042	\$4,621
						2045	\$5,055
						2048	\$5,531

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Crackfill Phase 2	\$2,500 ea	1	\$2,500	3 Years	3 Years	2051	\$6,051
Briar Drive							
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years 25 Years	25 Years	2042 2067	\$9,980 \$21,109
PCC Mail Box Pad Large	\$1,000 ea	2	\$2,000	33 Years	40 Years	2055	\$5,457
PCC Mail Box Pad Small	\$250 ea	1	\$250	33 Years	40 Years	2055	\$682
PCC Mail Box Pad Large New	\$1,000 ea	1	\$1,000	38 Years	40 Years	2060	\$3,169
Back Flow Preventer Rebuild Large	\$1,000 ea	1	\$1,000	18 Years 20 Years	20 Years	2040 2060	\$1,741 \$3,169
Back Flow Preventer Bag Missing	\$250 ea	1	\$250	0 Years 20 Years	20 Years	2022 2042 2062	\$254 \$462 \$841
Haskell Peak Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	26 Years 30 Years	30 Years	2048 2078	\$5,309 \$13,044
Huckleberry Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	25 Years 30 Years	30 Years	2047 2077	\$2,576 \$6,330
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years 25 Years	25 Years	2042 2067	\$9,980 \$21,109
Ivyberry Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	25 Years 30 Years	30 Years	2047 2077	\$2,576 \$6,330
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years 25 Years	25 Years	2042 2067	\$9,980 \$21,109
Juneberry Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	25 Years 30 Years	30 Years	2047 2077	\$2,576 \$6,330

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years	25 Years	2042	\$9,980
				25 Years		2067	\$21,109
Mountainash Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	25 Years	30 Years	2047	\$3,864
				30 Years		2077	\$9,494
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years	25 Years	2042	\$9,980
				25 Years		2067	\$21,109
Pequeno Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	25 Years	30 Years	2047	\$5,153
				30 Years		2077	\$12,659
Silverbell Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	25 Years	30 Years	2047	\$5,153
				30 Years		2077	\$12,659
Fence Split Rail Stained	\$18.00 / lf	320 lf	\$5,760	20 Years	25 Years	2042	\$10,646
				25 Years		2067	\$22,516
Winterhazel Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	25 Years	30 Years	2047	\$3,864
				30 Years		2077	\$9,494
Fence Split Rail Stained	\$18.00 / lf	300 lf	\$5,400	20 Years	25 Years	2042	\$9,980
				25 Years		2067	\$21,109
Asphalt Walking Path from Huckleberry Court to Honey Locust Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	11940 • ft	\$20,895	15 Years	20 Years	2037	\$33,246
				20 Years		2057	\$60,533
Slurry Seal Pathways	\$0.50 / • ft	11940 • ft	\$5,970	0 Years	6 Years	2022	\$6,060
				6 Years		2028	\$7,254
				6 Years		2034	\$8,682
				6 Years		2040	\$10,392
				6 Years		2046	\$12,439
Fence Split Rail Stained	\$18.00 / lf	860 lf	\$15,480	20 Years	25 Years	2042	\$28,611
				25 Years		2067	\$60,512

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Asphalt Walking Path from Goose Lake Court to Granite Peak Court							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	23830 • ft	\$41,703	16 Years	20 Years	2038	\$68,371
				20 Years		2058	\$124,486
Slurry Seal Pathways	\$0.50 / • ft	23830 • ft	\$11,915	0 Years	6 Years	2022	\$12,095
				6 Years		2028	\$14,477
						2034	\$17,328
						2040	\$20,741
						2046	\$24,826
		2052	\$29,715				
PCC Sidewalks	\$10.00 / • ft	2830 • ft	\$28,300	36 Years	40 Years	2058	\$84,478
Lighting Site Overhead Rewiring	\$600 ea	10	\$6,000	26 Years	30 Years	2048	\$13,273
				30 Years		2078	\$32,611
Fence Split Rail Stained	\$18.00 / lf	1130 lf	\$20,340	21 Years	25 Years	2043	\$38,737
				25 Years		2068	\$81,929
Picnic Table Wood Natural State	\$500 ea	1	\$500	11 Years	15 Years	2033	\$706
				15 Years		2048	\$1,106
						2063	\$1,734
Grape Arbor 6ft Natural State	\$10.00 / lf	180 lf	\$1,800	16 Years	20 Years	2038	\$2,951
				20 Years		2058	\$5,373
Sprinkler Control Box	\$175 ea	2	\$350	16 Years	20 Years	2038	\$574
				20 Years		2058	\$1,045
Back Flow Preventer Rebuild	\$750 ea	1	\$750	16 Years	20 Years	2038	\$1,230
				20 Years		2058	\$2,239
Back Flow Preventer Bag	\$100 ea	1	\$100	16 Years	20 Years	2038	\$164
				20 Years		2058	\$299
Brady Ridge Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	28 Years	30 Years	2050	\$5,637
				30 Years		2080	\$13,850
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	23 Years	25 Years	2045	\$7,643
				25 Years		2070	\$16,166
Jones Creek Court							
Lighting Site	\$600 ea	5	\$3,000	28 Years	30 Years	2050	\$7,047

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Lighting Site	\$600 ea	5	\$3,000	30 Years	30 Years	2080	\$17,312
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	23 Years 25 Years	25 Years	2045 2070	\$7,643 \$16,166
Tohakum Court							
Lighting Site Overhead Rewiring	\$600 ea	1	\$600	28 Years 30 Years	30 Years	2050 2080	\$1,409 \$3,462
Angel Lake Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	29 Years	30 Years	2051	\$4,357
Fence Split Rail Stained	\$18.00 / lf	150 lf	\$2,700	24 Years 25 Years	25 Years	2046 2071	\$5,626 \$11,898
Davis Meadows Court							
Lighting Site Overhead Rewiring	\$600 ea	6	\$3,600	29 Years	30 Years	2051	\$8,713
Fence Split Rail Stained	\$18.00 / lf	160 lf	\$2,880	24 Years 25 Years	25 Years	2046 2071	\$6,001 \$12,692
Back Flow Preventer Rebuild Large	\$1,000 ea	1	\$1,000	19 Years 20 Years	20 Years	2041 2061	\$1,794 \$3,266
Back Flow Preventer Bag Missing	\$250 ea	1	\$250	0 Years 20 Years	20 Years	2022 2042 2062	\$254 \$462 \$841
Orr Valley Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	29 Years	30 Years	2051	\$4,357
Gary Hills Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	29 Years	30 Years	2051	\$5,809
Fence Split Rail Stained	\$18.00 / lf	220 lf	\$3,960	24 Years 25 Years	25 Years	2046 2071	\$8,251 \$17,451

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Ginny Creek Court							
Lighting Site Overhead Rewiring	\$600 ea	5	\$3,000	29 Years	30 Years	2051	\$7,261
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	24 Years 25 Years	25 Years	2046 2071	\$7,876 \$16,658
Sprinkler Control Box	\$175 ea	1	\$175	19 Years 20 Years	20 Years	2041 2061	\$314 \$572
Knott Creek Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	29 Years	30 Years	2051	\$2,904
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	24 Years 25 Years	25 Years	2046 2071	\$7,876 \$16,658
Marys River Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	29 Years	30 Years	2051	\$2,904
Relay Ridge Court							
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	29 Years	30 Years	2051	\$4,357
Rye Patch Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	29 Years	30 Years	2051	\$2,904
Salvatore Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	29 Years	30 Years	2051	\$5,809
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	24 Years 25 Years	25 Years	2046 2071	\$7,876 \$16,658
Sprinkler Control Box	\$175 ea	1	\$175	19 Years 20 Years	20 Years	2041 2061	\$314 \$572

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Trail Canyon Court							
Lighting Site Overhead Rewiring	\$600 ea	2	\$1,200	29 Years	30 Years	2051	\$2,904
Fence Split Rail Stained	\$18.00 / lf	210 lf	\$3,780	24 Years 25 Years	25 Years	2046 2071	\$7,876 \$16,658
Trinity Range Court							
Lighting Site Overhead Rewiring	\$600 ea	4	\$2,400	29 Years	30 Years	2051	\$5,809
Fence Split Rail Stained	\$18.00 / lf	200 lf	\$3,600	24 Years 25 Years	25 Years	2046 2071	\$7,501 \$15,864
Village Parkway from Brady Ridge Court to New Forest Drive							
Fence Split Rail Stained	\$18.00 / lf	2210 lf	\$39,780	23 Years 25 Years	25 Years	2045 2070	\$80,438 \$170,128
PCC Mail Box Pad Medium	\$500 ea	2	\$1,000	38 Years	40 Years	2060	\$3,169
PCC Mail Box Pad Small	\$250 ea	1	\$250	38 Years	40 Years	2060	\$792
Back Flow Preventer Large	\$1,000 ea	1	\$1,000	18 Years 20 Years	20 Years	2040 2060	\$1,741 \$3,169
Back Flow Preventer Bag Missing	\$250 ea	1	\$250	0 Years 20 Years	20 Years	2022 2042 2062	\$254 \$462 \$841
Sprinkler Control Box	\$175 ea	1	\$175	18 Years 20 Years	20 Years	2040 2060	\$305 \$555
Fido House	\$250 ea	1	\$250	13 Years 15 Years	15 Years	2035 2050 2065	\$375 \$587 \$920
New Forest Drive form Village Parkway to Briar Drive							
Lighting Site Overhead Rewiring	\$600 ea	12	\$7,200	29 Years	30 Years	2051	\$17,426
Flag Pole	\$0.00 ea	1	\$0	50 Years	50 Years	2072	\$0
Solar Panels for Street Light and	\$200 ea	2	\$400	9 Years 10 Years	10 Years	2031 2041	\$532 \$717

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Solar Panels for	\$200 ea	2	\$400	10 Years	10 Years	2051	\$968
Fence Split Rail Stained	\$18.00 / lf	2250 lf	\$40,500	24 Years 25 Years	25 Years	2046 2071	\$84,385 \$178,475
PCC Mail Box Pad Large	\$1,000 ea	2	\$2,000	39 Years	40 Years	2061	\$6,532
Back Flow Preventer Large	\$1,000 ea	1	\$1,000	19 Years 20 Years	20 Years	2041 2061	\$1,794 \$3,266
Back Flow Preventer Bag Missing	\$250 ea	1	\$250	0 Years 20 Years	20 Years	2022 2042 2062	\$254 \$462 \$841
Sprinkler Control Box	\$175 ea	5	\$875	19 Years 20 Years	20 Years	2041 2061	\$1,569 \$2,858
Fido House	\$250 ea	2	\$500	14 Years 15 Years	15 Years	2036 2051	\$772 \$1,210
PCC Pavers	\$10.00 / • ft	100 • ft	\$1,000	39 Years	40 Years	2061	\$3,266
PCC Pad at Pavers	\$10.00 / • ft	10 • ft	\$100	39 Years	40 Years	2061	\$327
Horseshoe Pi	\$1,000 ea	1	\$1,000	19 Years 20 Years	20 Years	2041 2061	\$1,794 \$3,266
Gazebo	\$5,000 ea	1	\$5,000	39 Years	40 Years	2061	\$16,329
Gazebo Roof Composition	\$7.50 / • ft	250 • ft	\$1,875	29 Years	30 Years	2051	\$4,538
Gazebo Paint Ceiling and Posts	\$750 ea	1	\$750	6 Years 7 Years	7 Years	2028 2035 2042 2049 2056	\$911 \$1,124 \$1,386 \$1,710 \$2,109
Picnic Tables Metal	\$2,000 ea	3	\$6,000	29 Years	30 Years	2051	\$14,522
Bench Trex-like	\$500 ea	5	\$2,500	29 Years	30 Years	2051	\$6,051
BBQ Metal	\$500 ea	1	\$500	14 Years 15 Years	15 Years	2036 2051	\$772 \$1,210
Planters Raised Bed Metal	\$500 ea	5	\$2,500	39 Years	40 Years	2061	\$8,165
Bird House Wood	\$500 ea	1	\$500	19 Years 20 Years	20 Years	2041 2061	\$897 \$1,633

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
PCC Landscaping Boarder	\$3.00 / lf	120 lf	\$360	29 Years	30 Years	2051	\$871
Asphalt Walking Path from Granite Peak Court to Village Parkway							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	14220 • ft	\$24,885	18 Years	20 Years	2040	\$43,318
				20 Years		2060	\$78,872
Slurry Seal Pathways	\$0.50 / • ft	14220 • ft	\$7,110	0 Years	6 Years	2022	\$7,217
				6 Years		2028	\$8,639
						2034	\$10,340
						2040	\$12,377
						2046	\$14,814
					2052	\$17,732	
Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	22380 • ft	\$39,165	19 Years	20 Years	2041	\$70,250
				20 Years		2061	\$127,907
Slurry Seal Pathways	\$0.50 / • ft	22380 • ft	\$11,190	0 Years	6 Years	2022	\$11,359
				6 Years		2028	\$13,596
						2034	\$16,274
						2040	\$19,479
						2046	\$23,315
					2052	\$27,907	
Lighting Site Overhead Rewiring	\$600 ea	3	\$1,800	29 Years	30 Years	2051	\$4,357
Fence Split Rail Stained	\$18.00 / lf	390 lf	\$7,020	24 Years	25 Years	2046	\$14,627
				25 Years		2071	\$30,936
Fido House	\$250 ea	4	\$1,000	14 Years	15 Years	2036	\$1,544
				15 Years		2051	\$2,420
Sprinkler Control Box	\$175 ea	2	\$350	19 Years	20 Years	2041	\$628
				20 Years		2061	\$1,143
Asphalt Walking Path from Briar Path to New Forest Drive							
Paving 1 1/2 inch AC Pathways	\$1.75 / • ft	7920 • ft	\$13,860	19 Years	20 Years	2041	\$24,860
				20 Years		2061	\$45,265

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Slurry Seal Pathways	\$0.50 / • ft	7920 • ft	\$3,960	0 Years	6 Years	2022	\$4,020
				6 Years		2028	\$4,811
						2034	\$5,759
						2040	\$6,893
						2046	\$8,251
						2052	\$9,876
Fence Wood 6 ft	\$35.00 / lf	560 lf	\$19,600	24 Years	25 Years	2046	\$40,838
				25 Years		2071	\$86,373
PCC Landscape Boarder	\$7.00 / lf	660 lf	\$4,620	29 Years	30 Years	2051	\$11,182
Landscaping							
Landscaping Restoration	\$50,000 / • ft	1 • ft	\$50,000	0 Years	1 Year	2022	\$50,755
				1 Years		2023	\$52,298
						2024	\$53,889
						2025	\$55,528
						2026	\$57,217
						2027	\$58,958
						2028	\$60,751
						2029	\$62,599
						2030	\$64,503
						2031	\$66,464
						2032	\$68,486
						2033	\$70,569
						2034	\$72,716
						2035	\$74,927
						2036	\$77,206
						2037	\$79,555
						2038	\$81,974
						2039	\$84,468
						2040	\$87,037
						2041	\$89,684
2042	\$92,412						
2043	\$95,223						
2044	\$98,119						
2045	\$101,103						

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Landscaping Restoration	\$50,000 / • ft	1 • ft	\$50,000	1 Years	1 Year	2046	\$104,178
						2047	\$107,347
						2048	\$110,612
						2049	\$113,977
						2050	\$117,443
						2051	\$121,015
Drip Line Repairs	\$5,000 ea	1	\$5,000	2 Year	2 Years	2023	\$5,230
						2025	\$5,553
						2027	\$5,896
						2029	\$6,260
						2031	\$6,646
						2033	\$7,057
						2035	\$7,493
						2037	\$7,955
						2039	\$8,447
						2041	\$8,968
						2043	\$9,522
						2045	\$10,110
						2047	\$10,735
						2049	\$11,398
2051	\$12,102						
Reserve Studies Estimates							
Full New Reserve Study Estimate With a Site Visit	\$3,700 ea	1	\$3,700	5 Years	5 Years	2026	\$4,234
						2031	\$4,918
						2036	\$5,713
						2041	\$6,637
						2046	\$7,709
						2051	\$8,955
Reserve Study Annual Financial Update	\$1,000 ea	1	\$1,000	1 Years	1 Year	2022	\$1,015
						2023	\$1,046
						2024	\$1,078
						2025	\$1,111
						2026	\$1,144
						2027	\$1,179
						2028	\$1,215

Woodland Village HOA July 1, 2022 Reserve Study Expense Item Listing - Continued

Reserve Items	Unit Cost	No Units	Current Cost When New	Estimated Remaining Life	Expected Life When New	Calendar Year	Estimated Future Cost
Reserve Study Annual Financial Update	\$1,000 ea	1	\$1,000	1 Years	1 Year	2029	\$1,252
						2030	\$1,290
						2031	\$1,329
						2032	\$1,370
						2033	\$1,411
						2034	\$1,454
						2035	\$1,499
						2036	\$1,544
						2037	\$1,591
						2038	\$1,639
						2039	\$1,689
						2040	\$1,741
						2041	\$1,794
						2042	\$1,848
						2043	\$1,904
						2044	\$1,962
						2045	\$2,022
						2046	\$2,084
						2047	\$2,147
						2048	\$2,212
2049	\$2,280						
2050	\$2,349						
2051	\$2,420						
2052	\$2,494						

Months Remaining in Calendar Year 2022: 6

Expected annual inflation: 3.00% Interest earned on reserve funds: 1.89% Initial Reserve: \$675,058

Present Cost Report

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Alexandria Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,000.00	\$2,000.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$125.00	\$125.00
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$0.00	\$1,440.00
Alexandria Court Sub Total =				\$4,690.00	\$1,125.00	\$3,565.00
Alexandria Drive	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,200.00	\$2,400.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$375.00	\$375.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$0.00	\$1,170.00
Alexandria Drive Sub Total =				\$5,520.00	\$1,575.00	\$3,945.00
Alderwood Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,200.00	\$2,400.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$250.00	\$250.00
	Fence Split Rail Stained	70 lf	\$18.00 / lf	\$1,260.00	\$252.00	\$1,008.00
Alderwood Court Sub Total =				\$5,360.00	\$1,702.00	\$3,658.00
Almondleaf Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$900.00	\$2,100.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$150.00	\$350.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$172.80	\$907.20
Almondleaf Court Sub Total =				\$4,580.00	\$1,222.80	\$3,357.20
Aquamarine Drive	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$980.00	\$3,220.00
	Electric Panel	3	\$1,500.00 ea	\$4,500.00	\$787.50	\$3,712.50
	Sprinkler Timing Station	3	\$500.00 ea	\$1,500.00	\$450.00	\$1,050.00
	Sprinkler Control Box	6	\$175.00 ea	\$1,050.00	\$0.00	\$1,050.00
	Back Flow Preventer Rebuild	3	\$750.00 ea	\$2,250.00	\$0.00	\$2,250.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$318.75	\$431.25
	Fence Split Rail Stained	50 lf	\$18.00 / lf	\$900.00	\$72.00	\$828.00
	Gate Metal	1	\$1,200.00 ea	\$1,200.00	\$280.00	\$920.00
Aquamarine Drive Sub Total =				\$16,350.00	\$2,888.25	\$13,461.75
Baby Bear Court	Lighting Site Overhead Rewiring	8	\$600.00 ea	\$4,800.00	\$1,760.00	\$3,040.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$131.25	\$118.75
	Fence Split Rail Stained	150 lf	\$18.00 / lf	\$2,700.00	\$648.00	\$2,052.00
Baby Bear Court Sub Total =				\$7,750.00	\$2,539.25	\$5,210.75

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Baileyville Court	Lighting Site Overhead Rewiring	3	\$60.00 ea	\$180.00	\$60.00	\$120.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$125.00	\$125.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$144.00	\$576.00
	Gate Metal 3 ft with Wood	1	\$1,200.00 ea	\$1,200.00	\$400.00	\$800.00
Baileyville Court Sub Total =				\$2,350.00	\$729.00	\$1,621.00
Bear Lake Drive	Lighting Site Overhead Rewiring	16	\$600.00 ea	\$9,600.00	\$2,880.00	\$6,720.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$356.25	\$393.75
	Fence Split Rail Stained	410 lf	\$18.00 / lf	\$7,380.00	\$1,180.80	\$6,199.20
	Gate Metal	2	\$1,200.00 ea	\$2,400.00	\$720.00	\$1,680.00
	Access Road Paving 1 1/2 inch AC Overlay	2240 • ft	\$1.75 / • ft	\$3,920.00	\$940.80	\$2,979.20
	Access Road Slurry Seal	2240 • ft	\$0.50 / • ft	\$1,120.00	\$186.67	\$933.33
	Access Road PCC Driveways	110 • ft	\$10.00 / • ft	\$1,100.00	\$577.50	\$522.50
	Access Road Fence Wood	70 lf	\$35.00 / lf	\$2,450.00	\$588.00	\$1,862.00
	PCC Sidewalks	30 • ft	\$10.00 / • ft	\$300.00	\$157.50	\$142.50
Bear Lake Drive Sub Total =				\$29,020.00	\$7,587.52	\$21,432.48
Bear River Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$640.00	\$1,760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
Bear River Court Sub Total =				\$2,650.00	\$752.50	\$1,897.50
Beechwood Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$660.00	\$1,140.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$787.50	\$712.50
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$8.75	\$166.25
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$37.50	\$712.50
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$131.25	\$118.75
	Fence Split Rail Stained	75 lf	\$18.00 / lf	\$1,350.00	\$324.00	\$1,026.00
Beechwood Court Sub Total =				\$6,325.00	\$2,099.00	\$4,226.00
Blue Creek Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Box Elder Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,200.00	\$2,400.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Box Elder Court	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$262.50	\$237.50
	Fence Split Rail Stained	100 lf	\$18.00 / lf	\$1,800.00	\$360.00	\$1,440.00
Box Elder Court Sub Total =				\$5,900.00	\$1,822.50	\$4,077.50
Brushland Drive and Court	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,400.00	\$2,800.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$125.00	\$125.00
Brushland Drive and Court Sub Total =				\$4,450.00	\$1,525.00	\$2,925.00
Buckshot Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$640.00	\$1,760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
Buckshot Court Sub Total =				\$2,650.00	\$752.50	\$1,897.50
Calistoga Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$320.00	\$880.00
Casita Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$360.00	\$840.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$172.80	\$907.20
Casita Court Sub Total =				\$2,280.00	\$532.80	\$1,747.20
Cedar View Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$480.00	\$720.00
	PCC Mail Box Pad	4	\$500.00 ea	\$2,000.00	\$1,100.00	\$900.00
	Fence Split Rail Stained	20 lf	\$18.00 / lf	\$360.00	\$100.80	\$259.20
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$480.00	\$720.00
	Access Road Paving 1 1/2 inch AC Overlay	2000 • ft	\$1.75 / • ft	\$3,500.00	\$980.00	\$2,520.00
	Access Road Slurry Seal	2000 • ft	\$0.50 / • ft	\$1,000.00	\$0.00	\$1,000.00
	Access Road PCC Curbs with Gutters	140 • ft	\$12.00 / • ft	\$1,680.00	\$924.00	\$756.00
Cedar View Court Sub Total =				\$10,940.00	\$4,064.80	\$6,875.20
Cherryleaf Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,080.00	\$2,520.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$237.50	\$262.50
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$259.20	\$1,360.80
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$360.00	\$840.00
Cherryleaf Court Sub Total =				\$6,920.00	\$1,936.70	\$4,983.30

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Clear Lake Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Clear Springs Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$640.00	\$1,760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
Clear Springs Court Sub Total =				\$2,650.00	\$752.50	\$1,897.50
Cody Court	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$300.00	\$200.00
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$518.40	\$1,101.60
Cody Court Sub Total =				\$2,120.00	\$818.40	\$1,301.60
Crystal Canyon Boulevard	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,540.00	\$2,660.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$393.75	\$356.25
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$172.80	\$547.20
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$440.00	\$760.00
	Fido House	1	\$250.00 ea	\$250.00	\$25.00	\$225.00
Crystal Canyon Boulevard Sub Total =				\$7,120.00	\$2,571.55	\$4,548.45
Datewood Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$800.00	\$1,600.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$125.00	\$125.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$216.00	\$864.00
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$400.00	\$800.00
Datewood Court Sub Total =				\$4,930.00	\$1,541.00	\$3,389.00
Davenport Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Davenport Lane	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,400.00	\$2,800.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$250.00	\$250.00
	Fence Split Rail Stained	50 lf	\$18.00 / lf	\$900.00	\$180.00	\$720.00
Davenport Lane Sub Total =				\$5,600.00	\$1,830.00	\$3,770.00
Desert Lake Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$880.00	\$1,520.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$131.25	\$118.75
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$172.80	\$547.20
Desert Lake Court Sub Total =				\$3,370.00	\$1,184.05	\$2,185.95

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Desert Lake Drive	Lighting Site Overhead Rewiring	26	\$600.00 ea	\$15,600.00	\$5,720.00	\$9,880.00
	Electric Panel	2	\$1,500.00 ea	\$3,000.00	\$1,575.00	\$1,425.00
	Sprinkler Timing Station	2	\$500.00 ea	\$1,000.00	\$300.00	\$700.00
	Sprinkler Control Box	4	\$175.00 ea	\$700.00	\$35.00	\$665.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$37.50	\$712.50
	PCC Mail Box Pad	6	\$250.00 ea	\$1,500.00	\$787.50	\$712.50
	Fence Split Rail Stained	130 lf	\$18.00 / lf	\$2,340.00	\$561.60	\$1,778.40
Desert Lake Drive Sub Total =				\$24,890.00	\$9,016.60	\$15,873.40
Drift Creek Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Dustin Court	Lighting Site Overhead Rewiring	8	\$600.00 ea	\$4,800.00	\$2,240.00	\$2,560.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$300.00	\$200.00
	Fence Split Rail Stained	70 lf	\$18.00 / lf	\$1,260.00	\$403.20	\$856.80
Dustin Court Sub Total =				\$6,560.00	\$2,943.20	\$3,616.80
Elk Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$320.00	\$880.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$115.20	\$604.80
Elk Court Sub Total =				\$1,920.00	\$435.20	\$1,484.80
Empire Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$800.00	\$2,200.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
	Fence Split Rail Stained	130 lf	\$18.00 / lf	\$2,340.00	\$374.40	\$1,965.60
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$320.00	\$880.00
Empire Court Sub Total =				\$6,790.00	\$1,606.90	\$5,183.10
Fairfax Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,440.00	\$2,160.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$825.00	\$675.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$17.50	\$157.50
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$75.00	\$675.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$275.00	\$225.00
	Fence Split Rail Stained	140 lf	\$18.00 / lf	\$2,520.00	\$705.60	\$1,814.40
Fairfax Court Sub Total =				\$9,545.00	\$3,488.10	\$6,056.90

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Feather River Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$640.00	\$1,760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$86.40	\$633.60
Feather River Court Sub Total =				\$3,370.00	\$838.90	\$2,531.10
Fiesta Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$320.00	\$880.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$115.20	\$604.80
Fiesta Court Sub Total =				\$1,920.00	\$435.20	\$1,484.80
Fontana Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$320.00	\$880.00
Fonti Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$480.00	\$1,320.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$187.20	\$982.80
Fonti Court Sub Total =				\$2,970.00	\$667.20	\$2,302.80
Fortune Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$960.00	\$2,640.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$675.00	\$825.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$0.00	\$175.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$0.00	\$750.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
	Fence Split Rail Stained	50 lf	\$18.00 / lf	\$900.00	\$108.00	\$792.00
Fortune Court Sub Total =				\$7,675.00	\$2,005.50	\$5,669.50
Fossil Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$480.00	\$1,320.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$172.80	\$907.20
Fossil Court Sub Total =				\$2,880.00	\$652.80	\$2,227.20
Frost Peak Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$480.00	\$1,320.00
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$230.40	\$1,209.60
Frost Peak Court Sub Total =				\$3,240.00	\$710.40	\$2,529.60

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Georgetown Drive and Court	Lighting Site Overhead Rewiring	9	\$600.00 ea	\$5,400.00	\$1,620.00	\$3,780.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$712.50	\$787.50
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$0.00	\$175.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$356.25	\$393.75
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$259.20	\$1,360.80
	Paving 1 1/2 inch AC Pathways	1580 • ft	\$1.75 / • ft	\$2,765.00	\$1,520.75	\$1,244.25
	Pathways Slurry Seal	1580 • ft	\$0.50 / • ft	\$790.00	\$0.00	\$790.00
	Gate Metal	1	\$1,200.00 ea	\$1,200.00	\$360.00	\$840.00
Georgetown Drive and Court Sub Total =				\$14,700.00	\$4,978.70	\$9,721.30
Giant Panda Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$2,300.00	\$700.00
Gingko Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$960.00	\$1,440.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$75.00	\$175.00
	Fence Split Rail Stained	100 lf	\$18.00 / lf	\$1,800.00	\$504.00	\$1,296.00
Gingko Court Sub Total =				\$4,450.00	\$1,539.00	\$2,911.00
Goose Lake Drive	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$840.00	\$960.00
	PCC Mail Box Pad	2	\$500.00 ea	\$1,000.00	\$600.00	\$400.00
	Fence Split Rail Stained	70 lf	\$18.00 / lf	\$1,260.00	\$453.60	\$806.40
Goose Lake Drive Sub Total =				\$4,060.00	\$1,893.60	\$2,166.40
Grand Valley Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$540.00	\$1,260.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$115.20	\$604.80
Grand Valley Court Sub Total =				\$2,520.00	\$655.20	\$1,864.80
Grizzly Bear Court	Lighting Site Overhead Rewiring	9	\$600.00 ea	\$5,400.00	\$2,880.00	\$2,520.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$487.50	\$262.50
	Paving 1 1/2 inch AC Pathways	1300 • ft	\$1.75 / • ft	\$2,275.00	\$1,251.25	\$1,023.75
	Slurry Seal Pathway	1300 • ft	\$0.50 / • ft	\$650.00	\$0.00	\$650.00
Grizzly Bear Court Sub Total =				\$9,075.00	\$4,618.75	\$4,456.25
Hazelnut Drive	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,000.00	\$2,000.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Hazelnut Drive	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$250.00	\$250.00
Hazelnut Drive Sub Total =				\$3,500.00	\$1,250.00	\$2,250.00
Hedge Court	Lighting Site Overhead	1	\$600.00 ea	\$600.00	\$160.00	\$440.00
Honey Locust Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$560.00	\$640.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$150.00	\$100.00
	Fence Split Rail Stained	100 lf	\$18.00 / lf	\$1,800.00	\$648.00	\$1,152.00
Honey Locust Court Sub Total =				\$3,250.00	\$1,358.00	\$1,892.00
Ivywood Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$440.00	\$760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$131.25	\$118.75
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$388.80	\$1,231.20
Ivywood Court Sub Total =				\$3,070.00	\$960.05	\$2,109.95
Javalina Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$800.00	\$2,200.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$129.60	\$950.40
Javalina Court Sub Total =				\$4,330.00	\$1,042.10	\$3,287.90
Jotewood Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$800.00	\$1,600.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$125.00	\$125.00
	Fence Split Rail Stained	100 lf	\$18.00 / lf	\$1,800.00	\$360.00	\$1,440.00
Jotewood Court Sub Total =				\$4,450.00	\$1,285.00	\$3,165.00
Journey Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$540.00	\$1,260.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$115.20	\$604.80
Journey Court Sub Total =				\$2,520.00	\$655.20	\$1,864.80
Kodiak Bear Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$2,300.00	\$700.00
La Casa Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$360.00	\$840.00
Lago Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$160.00	\$440.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Lake Powell Drive	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$840.00	\$960.00
	PCC Mail Box Pad	1	\$500.00 ea	\$500.00	\$300.00	\$200.00
Lake Powell Drive Sub Total =				\$2,300.00	\$1,140.00	\$1,160.00
Lanceleaf Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$540.00	\$1,260.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$118.75	\$131.25
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$172.80	\$907.20
Lanceleaf Court Sub Total =				\$3,130.00	\$831.55	\$2,298.45
Little Peak Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
	Fence Split Rail Stained	140 lf	\$18.00 / lf	\$2,520.00	\$705.60	\$1,814.40
Little Peak Court Sub Total =				\$4,320.00	\$1,425.60	\$2,894.40
Live Oak Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$960.00	\$1,440.00
	PCC Sidewalks 3 ft	210 • ft	\$10.00 / • ft	\$2,100.00	\$1,155.00	\$945.00
	Fence Split Rail Stained	100 lf	\$18.00 / lf	\$1,800.00	\$504.00	\$1,296.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$825.00	\$675.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$17.50	\$157.50
Live Oak Court Sub Total =				\$8,475.00	\$3,611.50	\$4,863.50
Lockspur Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$720.00	\$1,680.00
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$230.40	\$1,209.60
Lockspur Court Sub Total =				\$3,840.00	\$950.40	\$2,889.60
Mama Bear Court	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,540.00	\$2,660.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$262.50	\$237.50
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$345.60	\$1,094.40
	Gate Metal	1	\$1,200.00 ea	\$1,200.00	\$440.00	\$760.00
Mama Bear Court Sub Total =				\$7,340.00	\$2,588.10	\$4,751.90
Mayfield Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$600.00	\$1,200.00
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$288.00	\$1,152.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Mayfield Court Sub Total =				\$3,240.00	\$888.00	\$2,352.00
Morning Breeze Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,200.00	\$1,800.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$275.00	\$225.00
Morning Breeze Court Sub Total =				\$3,500.00	\$1,475.00	\$2,025.00
Narrowleaf Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$280.00	\$320.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$150.00	\$100.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$259.20	\$460.80
Narrowleaf Court Sub Total =				\$1,570.00	\$689.20	\$880.80
New Forest Drive	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$750.00	\$750.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	6	\$175.00 ea	\$1,050.00	\$0.00	\$1,050.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$0.00	\$750.00
	Fence Split Rail Stained	1060 lf	\$18.00 / lf	\$19,080.00	\$3,816.00	\$15,264.00
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$400.00	\$800.00
New Forest Drive Sub Total =				\$24,080.00	\$5,116.00	\$18,964.00
Oak Brook Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
	Fence Split Rail Stained	360 lf	\$18.00 / lf	\$6,480.00	\$1,814.40	\$4,665.60
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$480.00	\$720.00
Oak Brook Court Sub Total =				\$9,480.00	\$3,014.40	\$6,465.60
Oak Brook Lane	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,440.00	\$2,160.00
	PCC Mail Box Pad	3	\$250.00 ea	\$750.00	\$412.50	\$337.50
Oak Brook Lane Sub Total =				\$4,350.00	\$1,852.50	\$2,497.50
Oak View Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,200.00	\$2,400.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$250.00	\$250.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$234.00	\$936.00
	Gate Metal 3 ft with Wood	1	\$1,200.00 ea	\$1,200.00	\$400.00	\$800.00
Oak View Court Sub Total =				\$6,470.00	\$2,084.00	\$4,386.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Out Post Court	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$3,220.00	\$980.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$206.25	\$43.75
Out Post Court Sub Total =				\$4,450.00	\$3,426.25	\$1,023.75
Panda Bear Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$320.00	\$280.00
	PCC Mail Box Pad	1	\$500.00 ea	\$500.00	\$325.00	\$175.00
	Paving 1 1/2 inch AC Pathways	300 • ft	\$1.75 / • ft	\$525.00	\$288.75	\$236.25
	Slurry Seal Pathways	300 • ft	\$0.50 / • ft	\$150.00	\$0.00	\$150.00
Panda Bear Court Sub Total =				\$1,775.00	\$933.75	\$841.25
Papa Bear Court	Lighting Site Overhead Rewiring	9	\$600.00 ea	\$5,400.00	\$1,980.00	\$3,420.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$262.50	\$237.50
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$345.60	\$1,094.40
	Gate Metal	1	\$1,200.00 ea	\$1,200.00	\$440.00	\$760.00
Papa Bear Court Sub Total =				\$8,540.00	\$3,028.10	\$5,511.90
Pebble Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$160.00	\$440.00
Pin Oak Court	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,680.00	\$2,520.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$275.00	\$225.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$327.60	\$842.40
Pin Oak Court Sub Total =				\$5,870.00	\$2,282.60	\$3,587.40
Pintura Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$240.00	\$360.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$137.50	\$112.50
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$327.60	\$842.40
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$480.00	\$720.00
Pintura Court Sub Total =				\$3,220.00	\$1,185.10	\$2,034.90
Polar Bear Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$2,000.00	\$1,000.00
	Fence Split Rail Stained	700 lf	\$18.00 / lf	\$12,600.00	\$7,560.00	\$5,040.00
Polar Bear Court Sub Total =				\$15,600.00	\$9,560.00	\$6,040.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Polar Bear Drive	Lighting Site Overhead Rewiring	11	\$600.00 ea	\$6,600.00	\$5,060.00	\$1,540.00
	PCC Mail Box Pad	2	\$500.00 ea	\$1,000.00	\$825.00	\$175.00
	Fence Split Rail Stained	2740 lf	\$18.00 / lf	\$49,320.00	\$35,510.40	\$13,809.60
Polar Bear Drive Sub Total =				\$56,920.00	\$41,395.40	\$15,524.60
Posado Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$360.00	\$840.00
Posy Lake Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,320.00	\$2,280.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$262.50	\$237.50
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$345.60	\$1,094.40
Posy Lake Court Sub Total =				\$5,540.00	\$1,928.10	\$3,611.90
Quarry Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$2,040.00	\$1,560.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$337.50	\$162.50
	Fence Split Rail Stained	50 lf	\$18.00 / lf	\$900.00	\$432.00	\$468.00
	Paving 1 1/2 inch AC Pathways	1270 • ft	\$1.75 / • ft	\$2,222.50	\$1,222.37	\$1,000.13
	Slurry Seal Pathways	1270 • ft	\$0.50 / • ft	\$635.00	\$0.00	\$635.00
Quarry Court Sub Total =				\$7,857.50	\$4,031.88	\$3,825.63
Rio Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$180.00	\$420.00
Rockland Drive	Retaining Walls Wood	180 lf	\$18.00 / lf	\$3,240.00	\$1,512.00	\$1,728.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$900.00	\$600.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$70.00	\$280.00
Rockland Drive Sub Total =				\$5,590.00	\$2,632.00	\$2,958.00
Rogue River Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$840.00	\$960.00
Silverleaf Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$720.00	\$1,680.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$237.50	\$262.50
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$187.20	\$982.80
Silverleaf Court Sub Total =				\$4,070.00	\$1,144.70	\$2,925.30

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Sky Crest Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,400.00	\$1,600.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$300.00	\$200.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$388.80	\$691.20
Sky Crest Court Sub Total =				\$4,580.00	\$2,088.80	\$2,491.20
Smoketree Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$560.00	\$640.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$150.00	\$100.00
	Fence Split Rail Stained	120 lf	\$18.00 / lf	\$2,160.00	\$777.60	\$1,382.40
Smoketree Court Sub Total =				\$3,610.00	\$1,487.60	\$2,122.40
Sofia Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$180.00	\$420.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$0.00	\$750.00
Sofia Court Sub Total =				\$1,350.00	\$180.00	\$1,170.00
Spring Canyon Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Spruce Lake Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$480.00	\$720.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$137.50	\$112.50
	Fence Split Rail Stained	120 lf	\$18.00 / lf	\$2,160.00	\$604.80	\$1,555.20
Spruce Lake Court Sub Total =				\$3,610.00	\$1,222.30	\$2,387.70
Sunstone Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$640.00	\$1,760.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$112.50	\$137.50
Sunstone Court Sub Total =				\$2,650.00	\$752.50	\$1,897.50
Sweet Gum Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
Teddy Bear Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$640.00	\$560.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$162.50	\$87.50
Teddy Bear Court Sub Total =				\$1,450.00	\$802.50	\$647.50
Thomasville Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,000.00	\$2,000.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$234.00	\$936.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Thomasville Court Sub Total =				\$4,170.00	\$1,234.00	\$2,936.00
Timber Grove Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$480.00	\$720.00
Trout Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$560.00	\$640.00
Valecito Court	Lighting Site Overhead Rewiring	2	\$500.00 ea	\$1,000.00	\$300.00	\$700.00
	Fence Split Rail Stained	40 lf	\$18.00 / lf	\$720.00	\$115.20	\$604.80
Valecito Court Sub Total =				\$1,720.00	\$415.20	\$1,304.80
Village Center Drive	Paving 2 inch AC Overlay	27640 • ft	\$2.25 / • ft	\$62,190.00	\$7,462.80	\$54,727.20
	Slurry Seal	27640 • ft	\$0.50 / • ft	\$13,820.00	\$0.00	\$13,820.00
	Paving Stripping	1	\$700.00 ea	\$700.00	\$0.00	\$700.00
	PCC Curbs and Gutters	1530 • ft	\$12.00 / • ft	\$18,360.00	\$9,180.00	\$9,180.00
	PCC Sidewalks 4 ft	3060 • ft	\$10.00 / • ft	\$30,600.00	\$15,300.00	\$15,300.00
	Lighting Site Overhead Rewiring	13	\$600.00 ea	\$7,800.00	\$2,600.00	\$5,200.00
	Fence Split Rail Stained	30 lf	\$18.00 / lf	\$540.00	\$108.00	\$432.00
Village Center Drive Sub Total =				\$134,010.00	\$34,650.80	\$99,359.20
Village Parkway	Lighting Site Overhead Rewiring	23	\$600.00 ea	\$13,800.00	\$4,600.00	\$9,200.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$712.50	\$787.50
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	6	\$175.00 ea	\$1,050.00	\$0.00	\$1,050.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$0.00	\$750.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$604.80	\$3,175.20
	Gate Metal 3 ft	2	\$1,200.00 ea	\$2,400.00	\$720.00	\$1,680.00
	Electric Panel near Teddy Bear Court	1	\$1,500.00 ea	\$1,500.00	\$975.00	\$525.00
	Sprinkler Timing Station near Teddy Bear Court	1	\$500.00 ea	\$500.00	\$0.00	\$500.00
	Sprinkler Control Box near Teddy Bear Court	2	\$175.00 ea	\$350.00	\$105.00	\$245.00
	Fence Split Rail Stained added 2018	220 lf	\$18.00 / lf	\$3,960.00	\$198.00	\$3,762.00
PCC Mail Box Pad added 2018	3	\$250.00 ea	\$750.00	\$675.00	\$75.00	
Village Parkway Sub Total =				\$30,840.00	\$8,740.30	\$22,099.70

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Vineyard Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$1,120.00	\$1,280.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$150.00	\$100.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$388.80	\$691.20
Vineyard Court Sub Total =				\$3,730.00	\$1,658.80	\$2,071.20
White Tail Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$480.00	\$720.00
	Fence Split Rail Stained	140 lf	\$18.00 / lf	\$2,520.00	\$705.60	\$1,814.40
White Tail Court Sub Total =				\$3,720.00	\$1,185.60	\$2,534.40
Whitebark Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$1,680.00	\$1,920.00
	PCC Mail Box Pad	2	\$250.00 ea	\$500.00	\$300.00	\$200.00
	Fence Split Rail Stained	60 lf	\$18.00 / lf	\$1,080.00	\$388.80	\$691.20
Whitebark Court Sub Total =				\$5,180.00	\$2,368.80	\$2,811.20
Williamsburg Drive	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$712.50	\$787.50
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$150.00	\$350.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$0.00	\$350.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$0.00	\$750.00
	PCC Mail Box Pad	7	\$500.00 ea	\$3,500.00	\$1,662.50	\$1,837.50
	Fence Split Rail Stained	70 lf	\$18.00 / lf	\$1,260.00	\$201.60	\$1,058.40
Williamsburg Drive Sub Total =				\$7,860.00	\$2,726.60	\$5,133.40
Wood Leaf Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
	PCC Mail Box Pad	1	\$250.00 ea	\$250.00	\$137.50	\$112.50
	Fence Split Rail Stained	80 lf	\$18.00 / lf	\$1,440.00	\$403.20	\$1,036.80
Wood Leaf Court Sub Total =				\$3,490.00	\$1,260.70	\$2,229.30
Yearling Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
	Fence Split Rail Stained	65 lf	\$18.00 / lf	\$1,170.00	\$327.60	\$842.40
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$480.00	\$720.00
Yearling Court Sub Total =				\$4,170.00	\$1,527.60	\$2,642.40
Storm Water Detention on Desert Lake Drive	Fence Split Rail Stained	660 lf	\$18.00 / lf	\$11,880.00	\$1,425.60	\$10,454.40
	Bench Metal	2	\$1,500.00 ea	\$3,000.00	\$1,100.00	\$1,900.00
	Fido House	1	\$250.00 ea	\$250.00	\$25.00	\$225.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Storm Water Detention on Desert Lake Drive Sub Total =				\$15,130.00	\$2,550.60	\$12,579.40
Detention off of Calistoga Court	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$302.40	\$3,477.60
Detention off of Crystal Canyon Boulevard and Garnet Drive	Fence Split Rail Stained	400 lf	\$18.00 / lf	\$7,200.00	\$576.00	\$6,624.00
Detention Pond North of Aquamarine Drive	Fence Split Rail Stained	880 lf	\$18.00 / lf	\$15,840.00	\$6,336.00	\$9,504.00
Storm Water Detention Basin D	Fence Split Rail Stained	660 lf	\$18.00 / lf	\$11,880.00	\$1,900.80	\$9,979.20
Storm Detention off New Forest Drive	Fence Split Rail Stained	1200 lf	\$18.00 / lf	\$21,600.00	\$5,184.00	\$16,416.00
	Paving 1 1/2 inch AC Overlay	3600 • ft	\$1.75 / • ft	\$6,300.00	\$1,512.00	\$4,788.00
	Slurry Seal Access Road	3600 • ft	\$0.50 / • ft	\$1,800.00	\$0.00	\$1,800.00
Storm Detention off New Forest Drive Sub Total =				\$29,700.00	\$6,696.00	\$23,004.00
Basin off Quarry Court	Tubular Steel 6 ft Fencing	180 lf	\$35.00 / lf	\$6,300.00	\$2,205.00	\$4,095.00
	Fence Post Wood 6 ft	25	\$125.00 ea	\$3,125.00	\$1,770.83	\$1,354.17
	Fencing Chain Link 4 ft Green	1650 lf	\$20.00 / lf	\$33,000.00	\$19,800.00	\$13,200.00
	PCC Pad	320 • ft	\$10.00 / • ft	\$3,200.00	\$1,920.00	\$1,280.00
	Electric Panel	1	\$1,500.00 ea	\$1,500.00	\$900.00	\$600.00
	Sprinkler Timing Station	1	\$500.00 ea	\$500.00	\$0.00	\$500.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$122.50	\$227.50
	Back Flow Preventer Rebuild	1	\$1,000.00 ea	\$1,000.00	\$100.00	\$900.00
	Fido House	2	\$250.00 ea	\$500.00	\$200.00	\$300.00
Basin off Quarry Court Sub Total =				\$49,475.00	\$27,018.33	\$22,456.67
Basin off Briar Drive	Fence Split Rail Stained	1390 lf	\$18.00 / lf	\$25,020.00	\$9,007.20	\$16,012.80
	Gate Metal 3 ft	2	\$1,200.00 ea	\$2,400.00	\$1,120.00	\$1,280.00
Basin off Briar Drive Sub Total =				\$27,420.00	\$10,127.20	\$17,292.80
Asphalt Walking Path from Aquamarine Drive to Baby Bear Court	Paving 1 1/2 inch AC Pathways	35360 • ft	\$1.75 / • ft	\$61,880.00	\$34,034.00	\$27,846.00
	Slurry Seal Pathways	35360 • ft	\$0.50 / • ft	\$17,680.00	\$0.00	\$17,680.00
	Fence Split Rail Stained	450 lf	\$18.00 / lf	\$8,100.00	\$2,268.00	\$5,832.00
	Lighting Site Overhead Rewiring	7	\$600.00 ea	\$4,200.00	\$1,680.00	\$2,520.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Asphalt Walking	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$35.00	\$315.00
Asphalt Walking Path from Aquamarine Drive to Baby Bear Court Sub Total =				\$92,210.00	\$38,017.00	\$54,193.00
Asphalt Walking Path from Village Way to Forest Park	Paving 1 1/2 inch AC Pathways	18730 • ft	\$1.75 / • ft	\$32,777.50	\$18,027.62	\$14,749.88
	Slurry Seal Pathways	18730 • ft	\$0.50 / • ft	\$9,365.00	\$0.00	\$9,365.00
	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$960.00	\$1,440.00
	Sprinkler Control Box	2	\$125.00 ea	\$250.00	\$25.00	\$225.00
	PCC Sidewalk	220 • ft	\$10.00 / • ft	\$2,200.00	\$1,210.00	\$990.00
	Bench Metal	1	\$1,500.00 ea	\$1,500.00	\$600.00	\$900.00
	BBQ Metal	1	\$500.00 ea	\$500.00	\$140.00	\$360.00
	Fido House	2	\$250.00 ea	\$500.00	\$50.00	\$450.00
	PCC Pad at BBQ	100 • ft	\$10.00 / • ft	\$1,000.00	\$550.00	\$450.00
Asphalt Walking Path from Village Way to Forest Park Sub Total =				\$50,492.50	\$21,562.63	\$28,929.88
Asphalt Walking Path from Empire Court to Bear Lake Drive	Paving 1 1/2 inch AC Pathways	15500 • ft	\$1.75 / • ft	\$27,125.00	\$14,918.75	\$12,206.25
	Slurry Seal Pathways	15500 • ft	\$0.50 / • ft	\$7,750.00	\$0.00	\$7,750.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$52.50	\$297.50
	Bench Metal	1	\$1,500.00 ea	\$1,500.00	\$600.00	\$900.00
Asphalt Walking Path from Empire Court to Bear Lake Drive Sub Total =				\$36,725.00	\$15,571.25	\$21,153.75
Asphalt Walking Path from Bear River Drive to Lockspur Court	Paving 1 1/2 inch AC Pathways	14610 • ft	\$1.75 / • ft	\$25,567.50	\$14,062.12	\$11,505.38
	Slurry Seal Pathways	14610 • ft	\$0.50 / • ft	\$7,305.00	\$0.00	\$7,305.00
	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$900.00	\$2,100.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$0.00	\$350.00
	Bench Metal	1	\$1,500.00 ea	\$1,500.00	\$300.00	\$1,200.00
Asphalt Walking Path from Bear River Drive to Lockspur Court Sub Total =				\$37,722.50	\$15,262.13	\$22,460.38
Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive	Paving 1 1/2 inch AC Pathways	23020 • ft	\$1.75 / • ft	\$40,285.00	\$22,156.75	\$18,128.25
	Slurry Seal Pathways	23020 • ft	\$0.50 / • ft	\$11,510.00	\$0.00	\$11,510.00
	Gate Metal	1	\$1,200.00 ea	\$1,200.00	\$400.00	\$800.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$756.00	\$3,024.00
	Sandpiper Paving 1 1/2 inch AC Overlay	11400 • ft	\$1.75 / • ft	\$19,950.00	\$12,967.50	\$6,982.50
	Sandpiper Slurry Seal	11400 • ft	\$0.50 / • ft	\$5,700.00	\$0.00	\$5,700.00
Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive Sub Total =				\$82,425.00	\$36,280.25	\$46,144.75
Asphalt Walking Path from Village	Paving 1 1/2 inch AC Pathways	22270 • ft	\$1.75 / • ft	\$38,972.50	\$21,434.87	\$17,537.63
	Slurry Seal Pathways	22270 • ft	\$0.50 / • ft	\$11,135.00	\$0.00	\$11,135.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Asphalt Walking Path from Village Parkway to Detention Pond on	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$0.00	\$350.00
	PCC Curbs with Gutters	310 • ft	\$12.00 / • ft	\$3,720.00	\$1,860.00	\$1,860.00
	PCC Sidewalks 4 ft	180 • ft	\$10.00 / • ft	\$1,800.00	\$900.00	\$900.00
Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court Sub Total =				\$55,977.50	\$24,194.88	\$31,782.63
Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway	Paving 1 1/2 inch AC Pathways	11000 • ft	\$1.75 / • ft	\$19,250.00	\$10,587.50	\$8,662.50
	Slurry Seal Pathways	11000 • ft	\$0.50 / • ft	\$5,500.00	\$0.00	\$5,500.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$87.50	\$262.50
Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway Sub Total =				\$25,100.00	\$10,675.00	\$14,425.00
Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive	Paving 1 1/2 inch AC Pathways	15020 • ft	\$1.75 / • ft	\$26,285.00	\$14,456.75	\$11,828.25
	Slurry Seal Pathways	15020 • ft	\$0.50 / • ft	\$7,510.00	\$0.00	\$7,510.00
	Fence Split Rail Stained	1070 lf	\$18.00 / lf	\$19,260.00	\$7,704.00	\$11,556.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$87.50	\$262.50
Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive Sub Total =				\$53,405.00	\$22,248.25	\$31,156.75
Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court	Paving 1 1/2 inch AC Pathways	26140 • ft	\$1.75 / • ft	\$45,745.00	\$25,159.75	\$20,585.25
	Slurry Seal Pathways	26140 • ft	\$0.50 / • ft	\$13,070.00	\$0.00	\$13,070.00
	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$1,200.00	\$1,800.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$35.00	\$315.00
	PCC Sidewalk	60 • ft	\$10.00 / • ft	\$600.00	\$330.00	\$270.00
	Fido House	1	\$250.00 ea	\$250.00	\$25.00	\$225.00
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$453.60	\$1,166.40
Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court Sub Total =				\$64,635.00	\$27,203.35	\$37,431.65
Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way	Paving 1 1/2 inch AC Pathways	23240 • ft	\$1.75 / • ft	\$40,670.00	\$22,368.50	\$18,301.50
	Slurry Seal Pathways	23240 • ft	\$0.50 / • ft	\$11,620.00	\$0.00	\$11,620.00
	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$720.00	\$1,080.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$35.00	\$315.00
	PCC Sidewalk	100 • ft	\$10.00 / • ft	\$1,000.00	\$550.00	\$450.00
	Fido House	1	\$250.00 ea	\$250.00	\$37.50	\$212.50
	Fence Split Rail Stained	90 lf	\$18.00 / lf	\$1,620.00	\$453.60	\$1,166.40
	Gate Metal 3 ft	1	\$1,200.00 ea	\$1,200.00	\$480.00	\$720.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way Sub Total =				\$58,510.00	\$24,644.60	\$33,865.40
Perimeter Fencing	Fence Split Rail Stained Phase 1 and 2	280 lf	\$18.00 / lf	\$5,040.00	\$806.40	\$4,233.60
	Fence Split Rail Stained Phase 3	880 lf	\$18.00 / lf	\$15,840.00	\$3,168.00	\$12,672.00
	Fence Split Rail Stained Entry Village Parkway	220 lf	\$18.00 / lf	\$3,960.00	\$792.00	\$3,168.00
	Fence Split Rail Stained Phase 5	320 lf	\$18.00 / lf	\$5,760.00	\$1,152.00	\$4,608.00
	Fence Split Rail Stained Phase 6	200 lf	\$18.00 / lf	\$3,600.00	\$720.00	\$2,880.00
	Fence Split Rail Stained Phase 7	400 lf	\$18.00 / lf	\$7,200.00	\$1,440.00	\$5,760.00
	Fence Split Rail Stained Phase 8	320 lf	\$18.00 / lf	\$5,760.00	\$1,382.40	\$4,377.60
	Fence Split Rail Stained Phase 9	240 lf	\$18.00 / lf	\$4,320.00	\$1,036.80	\$3,283.20
	Fence Split Rail Stained Phase 10	200 lf	\$18.00 / lf	\$3,600.00	\$1,008.00	\$2,592.00
	Fence Split Rail Stained Phase 11	400 lf	\$18.00 / lf	\$7,200.00	\$2,016.00	\$5,184.00
	Fence Split Rail Stained Phase 13	680 lf	\$18.00 / lf	\$12,240.00	\$3,427.20	\$8,812.80
	Fence Split Rail Stained Phase 14	440 lf	\$18.00 / lf	\$7,920.00	\$2,851.20	\$5,068.80
	Fence Split Rail Stained Phase 15	280 lf	\$18.00 / lf	\$5,040.00	\$2,016.00	\$3,024.00
	Fence Split Rail Stained Phase 16	80 lf	\$18.00 / lf	\$1,440.00	\$633.60	\$806.40
	Perimeter Fencing Sub Total =				\$88,920.00	\$22,449.60
Additional Pathway Asphalt Work	Paving Cut and Patch Phase 1	1	\$6,000.00 ea	\$6,000.00	\$2,000.00	\$4,000.00
	Paving Cut and Patch Phase 2	1	\$6,000.00 ea	\$6,000.00	\$2,000.00	\$4,000.00
	Crackfill Phase 1	1	\$2,500.00 ea	\$2,500.00	\$1,666.67	\$833.33
	Crackfill Phase 2	1	\$2,500.00 ea	\$2,500.00	\$1,666.67	\$833.33
Additional Pathway Asphalt Work Sub Total =				\$17,000.00	\$7,333.33	\$9,666.67
Briar Drive	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
	PCC Mail Box Pad Large	2	\$1,000.00 ea	\$2,000.00	\$1,650.00	\$350.00
	PCC Mail Box Pad Small	1	\$250.00 ea	\$250.00	\$206.25	\$43.75
	PCC Mail Box Pad Large New	1	\$1,000.00 ea	\$1,000.00	\$950.00	\$50.00

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Briar Drive	Back Flow Preventer Rebuild Large	1	\$1,000.00 ea	\$1,000.00	\$900.00	\$100.00
	Back Flow Preventer Bag Missing	1	\$250.00 ea	\$250.00	\$0.00	\$250.00
Briar Drive Sub Total =				\$9,900.00	\$8,026.25	\$1,873.75
Haskell Peak Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,080.00	\$320.00
Huckleberry Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,000.00	\$200.00
	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
Huckleberry Court Sub Total =				\$6,600.00	\$5,320.00	\$1,280.00
Ivyberry Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,000.00	\$200.00
	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
Ivyberry Court Sub Total =				\$6,600.00	\$5,320.00	\$1,280.00
Juneberry Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,000.00	\$200.00
	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
Juneberry Court Sub Total =				\$6,600.00	\$5,320.00	\$1,280.00
Mountainash Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,500.00	\$300.00
	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
Mountainash Court Sub Total =				\$7,200.00	\$5,820.00	\$1,380.00
Pequeno Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,000.00	\$400.00
Silverbell Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,000.00	\$400.00
	Fence Split Rail Stained	320 lf	\$18.00 / lf	\$5,760.00	\$4,608.00	\$1,152.00
Silverbell Court Sub Total =				\$8,160.00	\$6,608.00	\$1,552.00
Winterhazel Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,500.00	\$300.00
	Fence Split Rail Stained	300 lf	\$18.00 / lf	\$5,400.00	\$4,320.00	\$1,080.00
Winterhazel Court Sub Total =				\$7,200.00	\$5,820.00	\$1,380.00

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Asphalt Walking Path from Huckleberry Court to Honey Locust Court	Paving 1 1/2 inch AC Pathways	11940 • ft	\$1.75 / • ft	\$20,895.00	\$15,671.25	\$5,223.75
	Slurry Seal Pathways	11940 • ft	\$0.50 / • ft	\$5,970.00	\$0.00	\$5,970.00
	Fence Split Rail Stained	860 lf	\$18.00 / lf	\$15,480.00	\$12,384.00	\$3,096.00
Asphalt Walking Path from Huckleberry Court to Honey Locust Court Sub Total =				\$42,345.00	\$28,055.25	\$14,289.75
Asphalt Walking Path from Goose Lake Court to Granite Peak Court	Paving 1 1/2 inch AC Pathways	23830 • ft	\$1.75 / • ft	\$41,702.50	\$33,362.00	\$8,340.50
	Slurry Seal Pathways	23830 • ft	\$0.50 / • ft	\$11,915.00	\$0.00	\$11,915.00
	PCC Sidewalks	2830 • ft	\$10.00 / • ft	\$28,300.00	\$25,470.00	\$2,830.00
	Lighting Site Overhead Rewiring	10	\$600.00 ea	\$6,000.00	\$5,200.00	\$800.00
	Fence Split Rail Stained	1130 lf	\$18.00 / lf	\$20,340.00	\$17,085.60	\$3,254.40
	Picnic Table Wood Natural State	1	\$500.00 ea	\$500.00	\$366.67	\$133.33
	Grape Arbor 6ft Natural State	180 lf	\$10.00 / lf	\$1,800.00	\$1,440.00	\$360.00
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$280.00	\$70.00
	Back Flow Preventer Rebuild	1	\$750.00 ea	\$750.00	\$600.00	\$150.00
	Back Flow Preventer Bag	1	\$100.00 ea	\$100.00	\$80.00	\$20.00
Asphalt Walking Path from Goose Lake Court to Granite Peak Court Sub Total =				\$111,757.50	\$83,884.27	\$27,873.23
Brady Ridge Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,240.00	\$160.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,477.60	\$302.40
Brady Ridge Court Sub Total =				\$6,180.00	\$5,717.60	\$462.40
Jones Creek Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$2,800.00	\$200.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,477.60	\$302.40
Jones Creek Court Sub Total =				\$6,780.00	\$6,277.60	\$502.40
Tohakum Court	Lighting Site Overhead Rewiring	1	\$600.00 ea	\$600.00	\$560.00	\$40.00
Angel Lake Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,740.00	\$60.00
	Fence Split Rail Stained	150 lf	\$18.00 / lf	\$2,700.00	\$2,592.00	\$108.00
Angel Lake Court Sub Total =				\$4,500.00	\$4,332.00	\$168.00
Davis Meadows Court	Lighting Site Overhead Rewiring	6	\$600.00 ea	\$3,600.00	\$3,480.00	\$120.00
	Fence Split Rail Stained	160 lf	\$18.00 / lf	\$2,880.00	\$2,764.80	\$115.20

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Davis Meadows Court	Back Flow Preventer Rebuild Large	1	\$1,000.00 ea	\$1,000.00	\$950.00	\$50.00
	Back Flow Preventer Bag Missing	1	\$250.00 ea	\$250.00	\$0.00	\$250.00
Davis Meadows Court Sub Total =				\$7,730.00	\$7,194.80	\$535.20
Orr Valley Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,740.00	\$60.00
Gary Hills Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,320.00	\$80.00
	Fence Split Rail Stained	220 lf	\$18.00 / lf	\$3,960.00	\$3,801.60	\$158.40
Gary Hills Court Sub Total =				\$6,360.00	\$6,121.60	\$238.40
Ginny Creek Court	Lighting Site Overhead Rewiring	5	\$600.00 ea	\$3,000.00	\$2,900.00	\$100.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,628.80	\$151.20
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$166.25	\$8.75
Ginny Creek Court Sub Total =				\$6,955.00	\$6,695.05	\$259.95
Knott Creek Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,160.00	\$40.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,628.80	\$151.20
Knott Creek Court Sub Total =				\$4,980.00	\$4,788.80	\$191.20
Marys River Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,160.00	\$40.00
Relay Ridge Court	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,740.00	\$60.00
Rye Patch Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,160.00	\$40.00
Salvatore Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,320.00	\$80.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,628.80	\$151.20
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$166.25	\$8.75
Salvatore Court Sub Total =				\$6,355.00	\$6,115.05	\$239.95
Trail Canyon Court	Lighting Site Overhead Rewiring	2	\$600.00 ea	\$1,200.00	\$1,160.00	\$40.00
	Fence Split Rail Stained	210 lf	\$18.00 / lf	\$3,780.00	\$3,628.80	\$151.20

Prepared by Resource 1 BC
Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
Trail Canyon Court Sub Total =				\$4,980.00	\$4,788.80	\$191.20
Trinity Range Court	Lighting Site Overhead Rewiring	4	\$600.00 ea	\$2,400.00	\$2,320.00	\$80.00
	Fence Split Rail Stained	200 lf	\$18.00 / lf	\$3,600.00	\$3,456.00	\$144.00
Trinity Range Court Sub Total =				\$6,000.00	\$5,776.00	\$224.00
Village Parkway from Brady Ridge Court to New Forest Drive	Fence Split Rail Stained	2210 lf	\$18.00 / lf	\$39,780.00	\$36,597.60	\$3,182.40
	PCC Mail Box Pad Medium	2	\$500.00 ea	\$1,000.00	\$950.00	\$50.00
	PCC Mail Box Pad Small	1	\$250.00 ea	\$250.00	\$237.50	\$12.50
	Back Flow Preventer Large	1	\$1,000.00 ea	\$1,000.00	\$900.00	\$100.00
	Back Flow Preventer Bag Missing	1	\$250.00 ea	\$250.00	\$0.00	\$250.00
	Sprinkler Control Box	1	\$175.00 ea	\$175.00	\$157.50	\$17.50
	Fido House	1	\$250.00 ea	\$250.00	\$216.67	\$33.33
Village Parkway from Brady Ridge Court to New Forest Drive Sub Total =				\$42,705.00	\$39,059.27	\$3,645.73
New Forest Drive form Village Parkway to Briar Drive	Lighting Site Overhead Rewiring	12	\$600.00 ea	\$7,200.00	\$6,960.00	\$240.00
	Flag Pole	1	\$0.00 ea	\$0.00	\$0.00	\$0.00
	Solar Panels for Street Light and Flag Pole	2	\$200.00 ea	\$400.00	\$360.00	\$40.00
	Fence Split Rail Stained	2250 lf	\$18.00 / lf	\$40,500.00	\$38,880.00	\$1,620.00
	PCC Mail Box Pad Large	2	\$1,000.00 ea	\$2,000.00	\$1,950.00	\$50.00
	Back Flow Preventer Large	1	\$1,000.00 ea	\$1,000.00	\$950.00	\$50.00
	Back Flow Preventer Bag Missing	1	\$250.00 ea	\$250.00	\$0.00	\$250.00
	Sprinkler Control Box	5	\$175.00 ea	\$875.00	\$831.25	\$43.75
	Fido House	2	\$250.00 ea	\$500.00	\$466.67	\$33.33
	PCC Pavers	100 • ft	\$10.00 / • ft	\$1,000.00	\$975.00	\$25.00
	PCC Pad at Pavers	10 • ft	\$10.00 / • ft	\$100.00	\$97.50	\$2.50
	Horseshoe Pi	1	\$1,000.00 ea	\$1,000.00	\$950.00	\$50.00
	Gazebo	1	\$5,000.00 ea	\$5,000.00	\$4,875.00	\$125.00
	Gazebo Roof Composition	250 • ft	\$7.50 / • ft	\$1,875.00	\$1,812.50	\$62.50
	Gazebo Paint Ceiling and Posts	1	\$750.00 ea	\$750.00	\$642.86	\$107.14
	Picnic Tables Metal	3	\$2,000.00 ea	\$6,000.00	\$5,800.00	\$200.00
	Bench Trex-like	5	\$500.00 ea	\$2,500.00	\$2,416.67	\$83.33
	BBQ Metal	1	\$500.00 ea	\$500.00	\$466.67	\$33.33
Planters Raised Bed Metal	5	\$500.00 ea	\$2,500.00	\$2,437.50	\$62.50	
Bird House Wood	1	\$500.00 ea	\$500.00	\$475.00	\$25.00	

Present Cost Report - Continued

Category	Item Name	No Units	Unit Cost	Present Cost	Net Present Value	Depreciation
New Forest Drive	PCC Landscaping Boarder	120 lf	\$3.00 / lf	\$360.00	\$348.00	\$12.00
New Forest Drive form Village Parkway to Briar Drive Sub Total =				\$74,810.00	\$71,694.61	\$3,115.39
Asphalt Walking Path from Granite Peak Court to Village Parkway	Paving 1 1/2 inch AC Pathways	14220 • ft	\$1.75 / • ft	\$24,885.00	\$22,396.50	\$2,488.50
	Slurry Seal Pathways	14220 • ft	\$0.50 / • ft	\$7,110.00	\$0.00	\$7,110.00
Asphalt Walking Path from Granite Peak Court to Village Parkway Sub Total =				\$31,995.00	\$22,396.50	\$9,598.50
Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry	Paving 1 1/2 inch AC Pathways	22380 • ft	\$1.75 / • ft	\$39,165.00	\$37,206.75	\$1,958.25
	Slurry Seal Pathways	22380 • ft	\$0.50 / • ft	\$11,190.00	\$0.00	\$11,190.00
	Lighting Site Overhead Rewiring	3	\$600.00 ea	\$1,800.00	\$1,740.00	\$60.00
	Fence Split Rail Stained	390 lf	\$18.00 / lf	\$7,020.00	\$6,739.20	\$280.80
	Fido House	4	\$250.00 ea	\$1,000.00	\$933.33	\$66.67
	Sprinkler Control Box	2	\$175.00 ea	\$350.00	\$332.50	\$17.50
Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry Sub Total =				\$60,525.00	\$46,951.78	\$13,573.22
Asphalt Walking Path from Briar Path to New Forest Drive	Paving 1 1/2 inch AC Pathways	7920 • ft	\$1.75 / • ft	\$13,860.00	\$13,167.00	\$693.00
	Slurry Seal Pathways	7920 • ft	\$0.50 / • ft	\$3,960.00	\$0.00	\$3,960.00
	Fence Wood 6 ft	560 lf	\$35.00 / lf	\$19,600.00	\$18,816.00	\$784.00
	PCC Landscape Boarder	660 lf	\$7.00 / lf	\$4,620.00	\$4,466.00	\$154.00
Asphalt Walking Path from Briar Path to New Forest Drive Sub Total =				\$42,040.00	\$36,449.00	\$5,591.00
Landscaping	Landscaping Restoration	1 • ft	\$50,000.00 / • ft	\$50,000.00	\$0.00	\$50,000.00
	Drip Line Repairs	1	\$5,000.00 ea	\$5,000.00	\$2,500.00	\$2,500.00
Landscaping Sub Total =				\$55,000.00	\$2,500.00	\$52,500.00
Reserve Studies Estimates	Full New Reserve Study Estimate With a Site Visit	1	\$3,700.00 ea	\$3,700.00	\$2,960.00	\$740.00
	Reserve Study Annual Financial Update	1	\$1,000.00 ea	\$1,000.00	\$0.00	\$1,000.00
Reserve Studies Estimates Sub Total =				\$4,700.00	\$2,960.00	\$1,740.00
Totals =				\$2,130,982.50	\$1,022,305.76	\$1,108,676.74

Woodland Village HOA July 1, 2022 Funding Study Cash Flow Analysis

Calendar Year	Annual Assessment	Annual Interest	Annual Expenses	Annual Income Tax	Net Reserve Funds	% Funded	Fully Funded Balance
2022	\$108,840	\$6,843	\$237,527	\$2,053	\$551,161	48.0%	\$1,147,372
2023	\$217,679	\$12,423	\$66,372	\$3,727	\$711,164	64.4%	\$1,104,461
2024	\$217,679	\$15,479	\$91,105	\$4,644	\$848,573	68.3%	\$1,242,246
2025	\$217,679	\$18,103	\$155,890	\$5,431	\$923,035	67.6%	\$1,364,438
2026	\$217,679	\$19,526	\$117,993	\$5,858	\$1,036,388	72.5%	\$1,429,121
2027	\$217,679	\$21,691	\$156,591	\$6,507	\$1,112,660	72.2%	\$1,540,537
2028	\$293,883	\$23,811	\$339,664	\$7,143	\$1,083,547	66.8%	\$1,621,402
2029	\$293,883	\$23,255	\$171,720	\$6,976	\$1,221,988	80.3%	\$1,522,097
2030	\$293,883	\$25,899	\$136,978	\$7,770	\$1,397,022	87.4%	\$1,599,027
2031	\$293,883	\$29,242	\$200,085	\$8,773	\$1,511,290	87.8%	\$1,720,440
2032	\$293,883	\$31,425	\$216,854	\$9,427	\$1,610,316	90.1%	\$1,787,110
2033	\$297,662	\$33,349	\$676,172	\$10,005	\$1,255,150	68.0%	\$1,845,330
2034	\$297,662	\$26,565	\$411,548	\$7,970	\$1,159,860	80.6%	\$1,439,640
2035	\$297,662	\$24,745	\$127,481	\$7,424	\$1,347,362	103.5%	\$1,301,480
2036	\$297,662	\$28,327	\$158,643	\$8,498	\$1,506,209	103.2%	\$1,459,229
2037	\$297,662	\$31,361	\$142,395	\$9,408	\$1,683,429	105.4%	\$1,597,286
2038	\$321,965	\$34,957	\$168,707	\$10,487	\$1,861,157	105.5%	\$1,764,166
2039	\$321,965	\$38,352	\$115,678	\$11,506	\$2,094,290	109.2%	\$1,917,167
2040	\$321,965	\$42,805	\$519,984	\$12,841	\$1,926,234	90.1%	\$2,137,780
2041	\$321,965	\$39,595	\$233,304	\$11,878	\$2,042,612	104.4%	\$1,957,193
2042	\$321,965	\$41,818	\$370,627	\$12,545	\$2,023,222	97.5%	\$2,075,476
2043	\$361,949	\$41,795	\$178,685	\$12,539	\$2,235,742	108.3%	\$2,065,075
2044	\$361,949	\$45,855	\$141,743	\$13,756	\$2,488,047	110.0%	\$2,261,554
2045	\$361,949	\$50,674	\$268,409	\$15,202	\$2,617,058	104.2%	\$2,511,752
2046	\$361,949	\$53,138	\$754,179	\$15,941	\$2,262,024	85.4%	\$2,649,097
2047	\$361,949	\$46,357	\$149,900	\$13,907	\$2,506,523	109.0%	\$2,300,530
2048	\$401,268	\$51,369	\$177,533	\$15,411	\$2,766,217	107.4%	\$2,574,620
2049	\$401,268	\$56,329	\$172,743	\$16,899	\$3,034,172	106.9%	\$2,839,491
2050	\$401,268	\$61,447	\$315,970	\$18,434	\$3,162,484	101.1%	\$3,128,593
2051	\$401,268	\$63,898	\$395,757	\$19,169	\$3,212,724	97.6%	\$3,290,493
2052	\$401,268	\$64,857	\$725,570	\$19,457	\$2,933,822	87.2%	\$3,365,619
Totals :	\$9,580,870	\$1,105,287	\$8,095,807	\$331,586			

¹ Cash Reserves minus Fully Funded Value

The cash distribution shown in this table applies to repair and replacement cash reserves only.

Basis of Funding Study

Cash reserves have been set to a minimum of \$0

Months Remaining in Calendar Year 2022: 6 Inflation = 3.00 % Interest = 1.89 %

Study Life = 30 years Initial Reserve Funds = \$675,058.28 Final Reserve Value = \$2,933,822.33

Annual Payments Held Constant for 5 years

Woodland Village HOA July 1, 2022 Reserve Assessment Summary

Projected Assessment by Month and by Calendar Year

Calendar Year	Member Monthly Reserve Assessment	Member Total Monthly Assessment	Member Total Annual Assessment	Monthly Reserve Assessment	Annual Reserve Assessment
2022	\$9.60	\$9.60	\$57.62	\$18,140	\$108,840
2023	\$9.60	\$9.60	\$115.24	\$18,140	\$217,679
2024	\$9.60	\$9.60	\$115.24	\$18,140	\$217,679
2025	\$9.60	\$9.60	\$115.24	\$18,140	\$217,679
2026	\$9.60	\$9.60	\$115.24	\$18,140	\$217,679
2027	\$9.60	\$9.60	\$115.24	\$18,140	\$217,679
2028	\$12.96	\$12.96	\$155.58	\$24,490	\$293,883
2029	\$12.96	\$12.96	\$155.58	\$24,490	\$293,883
2030	\$12.96	\$12.96	\$155.58	\$24,490	\$293,883
2031	\$12.96	\$12.96	\$155.58	\$24,490	\$293,883
2032	\$12.96	\$12.96	\$155.58	\$24,490	\$293,883
2033	\$13.13	\$13.13	\$157.58	\$24,805	\$297,662
2034	\$13.13	\$13.13	\$157.58	\$24,805	\$297,662
2035	\$13.13	\$13.13	\$157.58	\$24,805	\$297,662
2036	\$13.13	\$13.13	\$157.58	\$24,805	\$297,662
2037	\$13.13	\$13.13	\$157.58	\$24,805	\$297,662
2038	\$14.20	\$14.20	\$170.44	\$26,830	\$321,965
2039	\$14.20	\$14.20	\$170.44	\$26,830	\$321,965
2040	\$14.20	\$14.20	\$170.44	\$26,830	\$321,965
2041	\$14.20	\$14.20	\$170.44	\$26,830	\$321,965
2042	\$14.20	\$14.20	\$170.44	\$26,830	\$321,965
2043	\$15.97	\$15.97	\$191.61	\$30,162	\$361,949
2044	\$15.97	\$15.97	\$191.61	\$30,162	\$361,949
2045	\$15.97	\$15.97	\$191.61	\$30,162	\$361,949
2046	\$15.97	\$15.97	\$191.61	\$30,162	\$361,949
2047	\$15.97	\$15.97	\$191.61	\$30,162	\$361,949
2048	\$17.70	\$17.70	\$212.42	\$33,439	\$401,268
2049	\$17.70	\$17.70	\$212.42	\$33,439	\$401,268
2050	\$17.70	\$17.70	\$212.42	\$33,439	\$401,268
2051	\$17.70	\$17.70	\$212.42	\$33,439	\$401,268
2052	\$17.70	\$17.70	\$212.42	\$33,439	\$401,268

In the context of the Reserve Payment Summary, the "Annual Reserve Payment" corresponds with the "Annual Revenue" in the Cash Flow report.

Operations Payments Include an annual inflation factor of 3.00%

Number of Payment Months in Calendar Year 2022: 6

Number of Years of Constant Payments: 5

No of Assessed Members: 1889

Woodland Village HOA July 1, 2022 Funding Study - Expenses by Item and by Calendar Year

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Alexandria Court																		
Lighting Site Overhead Rewiring											\$4,109							
PCC Mail Box Pad																		
Fence Split Rail Stained	\$1,462																	
Category Subtotal :	\$1,462										\$4,109							
Reserve Category : Alexandria Drive																		
Lighting Site Overhead Rewiring											\$4,931							
PCC Mail Box Pad																		
Fence Split Rail Stained	\$1,188																	
Category Subtotal :	\$1,188										\$4,931							
Reserve Category : Alderwood Court																		
Lighting Site Overhead Rewiring											\$4,931							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$1,486												
Category Subtotal :						\$1,486					\$4,931							
Reserve Category : Almondleaf Court																		
Lighting Site Overhead Rewiring										\$3,988								
PCC Mail Box Pad										\$665								
Fence Split Rail Stained					\$1,236													
Category Subtotal :					\$1,236					\$4,653								
Reserve Category : Aquamarine Drive																		
Lighting Site Overhead Rewiring								\$5,258										
Electric Panel								\$5,634										
Sprinkler Timing Station				\$1,666										\$2,248				
Sprinkler Control Box	\$1,066																	
Back Flow Preventer Rebuild	\$2,284																	
PCC Mail Box Pad																		\$1,267
Fence Split Rail Stained			\$970															
Gate Metal								\$1,502										

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Category Subtotal :	\$3,350		\$970	\$1,666				\$12,394						\$2,248				\$1,267
Reserve Category : Baby Bear Court																		
Lighting Site Overhead Rewiring												\$6,775						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$3,281											
Category Subtotal :							\$3,281					\$6,775						
Reserve Category : Baileyville Court																		
Lighting Site Overhead Rewiring											\$247							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$849												
Gate Metal 3 ft with Wood											\$1,644							
Category Subtotal :						\$849					\$1,891							
Reserve Category : Bear Lake Drive																		
Lighting Site Overhead Rewiring										\$12,761								
PCC Mail Box Pad																		
Fence Split Rail Stained					\$8,445													
Gate Metal										\$3,190								
Access Road Paving 1 1/2 inch AC Overlay							\$4,763											
Access Road Slurry Seal		\$1,171						\$1,402						\$1,678				
Access Road PCC Driveways																		
Access Road Fence Wood							\$2,977											
PCC Sidewalks																		
Category Subtotal :		\$1,171			\$8,445		\$7,740	\$1,402		\$15,951				\$1,678				
Reserve Category : Bear River Court																		
Lighting Site Overhead Rewiring									\$3,096									
PCC Mail Box Pad																		
Category Subtotal :									\$3,096									

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Beechwood Court																		
Lighting Site Overhead Rewiring												\$2,540						
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box		\$183																
Back Flow Preventer Rebuild		\$784																
PCC Mail Box Pad																		
Fence Split Rail Stained							\$1,640											
Category Subtotal :		\$967		\$555			\$1,640					\$2,540		\$749				
Reserve Category : Blue Creek Court																		
Lighting Site Overhead Rewiring													\$2,618					
Reserve Category : Box Elder Court																		
Lighting Site Overhead Rewiring											\$4,931							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$2,122												
Category Subtotal :						\$2,122					\$4,931							
Reserve Category : Brushland Drive and Court																		
Lighting Site Overhead Rewiring											\$5,753							
PCC Mail Box Pad																		
Category Subtotal :											\$5,753							
Reserve Category : Buckshot Court																		
Lighting Site Overhead Rewiring									\$3,096									
PCC Mail Box Pad																		
Category Subtotal :									\$3,096									
Reserve Category : Calistoga Court																		
Lighting Site Overhead Rewiring									\$1,548									

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Casita Court																		
Lighting Site Overhead Rewiring										\$1,595								
Fence Split Rail Stained					\$1,236													
Category Subtotal :					\$1,236					\$1,595								
Reserve Category : Cedar View Court																		
Lighting Site Overhead Rewiring													\$1,745					
PCC Mail Box Pad																		
Fence Split Rail Stained								\$451										
Gate Metal 3 ft													\$1,745					
Access Road Paving 1 1/2 inch AC Overlay								\$4,382										
Access Road Slurry Seal	\$1,015						\$1,215						\$1,454					
Access Road PCC Curbs with Gutters																		
Category Subtotal :	\$1,015						\$1,215	\$4,833					\$4,944					
Reserve Category : Cherryleaf Court																		
Lighting Site Overhead Rewiring										\$4,785								
PCC Mail Box Pad																		
Fence Split Rail Stained					\$1,854													
Gate Metal 3 ft										\$1,595								
Category Subtotal :					\$1,854					\$6,380								
Reserve Category : Clear Lake Court																		
Lighting Site Overhead Rewiring													\$2,618					
Reserve Category : Clear Springs Court																		
Lighting Site Overhead Rewiring									\$3,096									
PCC Mail Box Pad																		
Category Subtotal :									\$3,096									
Reserve Category : Cody Court																		
PCC Mail Box Pad																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Fence Split Rail Stained									\$2,090									
Category Subtotal :									\$2,090									
Reserve Category : Crystal Canyon Boulevard																		
Lighting Site Overhead Rewiring												\$5,928						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$875											
Gate Metal 3 ft												\$1,694						
Fido House			\$269															
Category Subtotal :			\$269				\$875					\$7,622						
Reserve Category : Datewood Court																		
Lighting Site Overhead Rewiring											\$3,287							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$1,273												
Gate Metal 3 ft											\$1,644							
Category Subtotal :						\$1,273					\$4,931							
Reserve Category : Davenport Court																		
Lighting Site Overhead Rewiring												\$2,618						
Reserve Category : Davenport Lane																		
Lighting Site Overhead Rewiring											\$5,753							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$1,061												
Category Subtotal :						\$1,061					\$5,753							
Reserve Category : Desert Lake Court																		
Lighting Site Overhead Rewiring												\$3,387						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$875											
Category Subtotal :							\$875					\$3,387						

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Desert Lake Drive																		
Lighting Site Overhead Rewiring												\$22,018						
Electric Panel																		
Sprinkler Timing Station				\$1,111										\$1,499				
Sprinkler Control Box		\$732																
Back Flow Preventer Rebuild		\$784																
PCC Mail Box Pad																		
Fence Split Rail Stained							\$2,843											
Category Subtotal :		\$1,516		\$1,111			\$2,843					\$22,018		\$1,499				
Reserve Category : Drift Creek Court																		
Lighting Site Overhead Rewiring													\$2,618					
Reserve Category : Dustin Court																		
Lighting Site Overhead Rewiring																	\$7,412	
PCC Mail Box Pad																		
Fence Split Rail Stained									\$1,625									
Category Subtotal :									\$1,625								\$7,412	
Reserve Category : Elk Court																		
Lighting Site Overhead Rewiring									\$1,548									
Fence Split Rail Stained					\$824													
Category Subtotal :					\$824				\$1,548									
Reserve Category : Empire Court																		
Lighting Site Overhead Rewiring									\$3,870									
PCC Mail Box Pad																		
Fence Split Rail Stained					\$2,678													
Gate Metal 3 ft									\$1,548									
Category Subtotal :					\$2,678				\$5,418									

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Fairfax Court																		
Lighting Site Overhead Rewiring													\$5,236					
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box			\$189															
Back Flow Preventer Rebuild			\$808															
PCC Mail Box Pad																		
Fence Split Rail Stained								\$3,155										
Category Subtotal :			\$997	\$555				\$3,155					\$5,236	\$749				
Reserve Category : Feather River Court																		
Lighting Site Overhead Rewiring								\$3,096										
PCC Mail Box Pad																		
Fence Split Rail Stained				\$800														
Category Subtotal :				\$800				\$3,096										
Reserve Category : Fiesta Court																		
Lighting Site Overhead Rewiring								\$1,548										
Fence Split Rail Stained					\$824													
Category Subtotal :					\$824			\$1,548										
Reserve Category : Fontana Court																		
Lighting Site Overhead Rewiring								\$1,548										
Reserve Category : Fonti Court																		
Lighting Site Overhead Rewiring								\$2,322										
Fence Split Rail Stained				\$1,339														
Category Subtotal :				\$1,339				\$2,322										
Reserve Category : Fortune Court																		
Lighting Site Overhead Rewiring								\$4,644										
Electric Panel																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box	\$178																	
Back Flow Preventer Rebuild	\$761																	
PCC Mail Box Pad																		
Fence Split Rail Stained				\$1,000														
Category Subtotal :	\$939			\$1,555					\$4,644					\$749				
Reserve Category : Fossil Court																		
Lighting Site Overhead Rewiring									\$2,322									
Fence Split Rail Stained					\$1,236													
Category Subtotal :					\$1,236				\$2,322									
Reserve Category : Frost Peak Court																		
Lighting Site Overhead Rewiring									\$2,322									
Fence Split Rail Stained					\$1,648													
Category Subtotal :					\$1,648				\$2,322									
Reserve Category : Georgetown Drive and Court																		
Lighting Site Overhead Rewiring										\$7,178								
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box	\$178																	
PCC Mail Box Pad																		
Fence Split Rail Stained					\$1,854													
Paving 1 1/2 inch AC Pathways												\$3,902						
Pathways Slurry Seal	\$802						\$960						\$1,149					
Gate Metal										\$1,595								
Category Subtotal :	\$980			\$555	\$1,854		\$960			\$8,773		\$3,902	\$1,149	\$749				
Reserve Category : Giant Panda Court																		
Lighting Site Overhead Rewiring																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Gingko Court																		
Lighting Site Overhead Rewiring													\$3,490					
PCC Mail Box Pad													\$364					
Fence Split Rail Stained								\$2,254										
Category Subtotal :								\$2,254					\$3,854					
Reserve Category : Goose Lake Drive																		
Lighting Site Overhead Rewiring															\$2,779			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$1,675								
Category Subtotal :										\$1,675					\$2,779			
Reserve Category : Grand Valley Court																		
Lighting Site Overhead Rewiring										\$2,393								
Fence Split Rail Stained					\$824													
Category Subtotal :					\$824					\$2,393								
Reserve Category : Grizzly Bear Court																		
Lighting Site Overhead Rewiring																		\$8,853
PCC Mail Box Pad																		
Paving 1 1/2 inch AC Pathways												\$3,211						
Slurry Seal Pathway	\$660						\$790						\$945					
Category Subtotal :	\$660						\$790					\$3,211	\$945					\$8,853
Reserve Category : Hazelnut Drive																		
Lighting Site Overhead Rewiring											\$4,109							
PCC Mail Box Pad																		
Category Subtotal :											\$4,109							
Reserve Category : Hedge Court																		
Lighting Site Overhead									\$774									

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Honey Locust Court																		
Lighting Site Overhead Rewiring															\$1,853			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$2,393								
Category Subtotal :										\$2,393					\$1,853			
Reserve Category : Ivywood Court																		
Lighting Site Overhead Rewiring												\$1,694						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$1,968											
Category Subtotal :							\$1,968					\$1,694						
Reserve Category : Javalina Court																		
Lighting Site Overhead Rewiring									\$3,870									
PCC Mail Box Pad																		
Fence Split Rail Stained				\$1,199														
Category Subtotal :				\$1,199					\$3,870									
Reserve Category : Jotewood Court																		
Lighting Site Overhead Rewiring											\$3,287							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$2,122												
Category Subtotal :						\$2,122					\$3,287							
Reserve Category : Journey Court																		
Lighting Site Overhead Rewiring										\$2,393								
Fence Split Rail Stained					\$824													
Category Subtotal :					\$824					\$2,393								
Reserve Category : Kodiak Bear Court																		
Lighting Site Overhead Rewiring																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : La Casa Court																		
Lighting Site Overhead Rewiring										\$1,595								
Reserve Category : Lago Court																		
Lighting Site Overhead Rewiring									\$774									
Reserve Category : Lake Powell Drive																		
Lighting Site Overhead Rewiring															\$2,779			
PCC Mail Box Pad																		
Category Subtotal :															\$2,779			
Reserve Category : Lanceleaf Court																		
Lighting Site Overhead Rewiring										\$2,393								
PCC Mail Box Pad																		
Fence Split Rail Stained					\$1,236													
Category Subtotal :					\$1,236					\$2,393								
Reserve Category : Little Peak Court																		
Lighting Site Overhead Rewiring													\$2,618					
Fence Split Rail Stained								\$3,155										
Category Subtotal :								\$3,155					\$2,618					
Reserve Category : Live Oak Court																		
Lighting Site Overhead Rewiring													\$3,490					
PCC Sidewalks 3 ft																		
Fence Split Rail Stained								\$2,254										
Electric Panel																		
Sprinkler Timing Station				\$555											\$749			
Sprinkler Control Box			\$189															
Category Subtotal :			\$189	\$555					\$2,254				\$3,490	\$749				

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Lockspur Court																		
Lighting Site Overhead Rewiring										\$3,190								
Fence Split Rail Stained					\$1,648													
Category Subtotal :					\$1,648					\$3,190								
Reserve Category : Mama Bear Court																		
Lighting Site Overhead Rewiring												\$5,928						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$1,750											
Gate Metal												\$1,694						
Category Subtotal :							\$1,750					\$7,622						
Reserve Category : Mayfield Court																		
Lighting Site Overhead Rewiring											\$2,465							
Fence Split Rail Stained							\$1,698											
Category Subtotal :							\$1,698				\$2,465							
Reserve Category : Morning Breeze Court																		
Lighting Site Overhead Rewiring													\$4,363					
PCC Mail Box Pad																		
Category Subtotal :													\$4,363					
Reserve Category : Narrowleaf Court																		
Lighting Site Overhead Rewiring															\$926			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$957								
Category Subtotal :										\$957					\$926			
Reserve Category : New Forest Drive																		
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box	\$1,066																	
Back Flow Preventer Rebuild	\$761																	

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Fence Split Rail Stained						\$22,498												
Gate Metal 3 ft											\$1,644							
Category Subtotal :	\$1,827			\$555		\$22,498					\$1,644			\$749				
Reserve Category : Oak Brook Court																		
Lighting Site Overhead Rewiring													\$2,618					
Fence Split Rail Stained								\$8,113										
Gate Metal 3 ft													\$1,745					
Category Subtotal :								\$8,113					\$4,363					
Reserve Category : Oak Brook Lane																		
Lighting Site Overhead Rewiring													\$5,236					
PCC Mail Box Pad																		
Category Subtotal :													\$5,236					
Reserve Category : Oak View Court																		
Lighting Site Overhead Rewiring											\$4,931							
PCC Mail Box Pad																		
Fence Split Rail Stained						\$1,380												
Gate Metal 3 ft with Wood											\$1,644							
Category Subtotal :						\$1,380					\$6,575							
Reserve Category : Out Post Court																		
Lighting Site Overhead Rewiring																		
PCC Mail Box Pad																		
Category Subtotal :																		
Reserve Category : Panda Bear Court																		
Lighting Site Overhead Rewiring																		\$984
PCC Mail Box Pad																		
Paving 1 1/2 inch AC Pathways												\$741						
Slurry Seal Pathways	\$152						\$182						\$218					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Category Subtotal :	\$152						\$182					\$741	\$218				\$984	
Reserve Category : Papa Bear Court																		
Lighting Site Overhead Rewiring												\$7,621						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$1,750											
Gate Metal												\$1,694						
Category Subtotal :							\$1,750					\$9,315						
Reserve Category : Pebble Court																		
Lighting Site Overhead Rewiring									\$774									
Reserve Category : Pin Oak Court																		
Lighting Site Overhead Rewiring													\$6,108					
PCC Mail Box Pad																		
Fence Split Rail Stained								\$1,465										
Category Subtotal :								\$1,465					\$6,108					
Reserve Category : Pintura Court																		
Lighting Site Overhead Rewiring													\$873					
PCC Mail Box Pad																		
Fence Split Rail Stained								\$1,465										
Gate Metal 3 ft													\$1,745					
Category Subtotal :								\$1,465					\$2,618					
Reserve Category : Polar Bear Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																	\$20,048	
Category Subtotal :																	\$20,048	
Reserve Category : Polar Bear Drive																		
Lighting Site Overhead Rewiring																		
PCC Mail Box Pad																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Posado Court																		
Lighting Site Overhead Rewiring										\$1,595								
Reserve Category : Posy Lake Court																		
Lighting Site Overhead Rewiring												\$5,081						
PCC Mail Box Pad																		
Fence Split Rail Stained							\$1,750											
Category Subtotal :							\$1,750					\$5,081						
Reserve Category : Quarry Court																		
Lighting Site Overhead Rewiring																		\$6,082
PCC Mail Box Pad																		
Fence Split Rail Stained													\$1,309					
Paving 1 1/2 inch AC Pathways												\$3,137						
Slurry Seal Pathways	\$645						\$772						\$923					
Category Subtotal :	\$645						\$772					\$3,137	\$2,232					\$6,082
Reserve Category : Rio Court																		
Lighting Site Overhead Rewiring										\$798								
Reserve Category : Rockland Drive																		
Retaining Walls Wood															\$5,003			
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box					\$401													
Category Subtotal :				\$555	\$401									\$749	\$5,003			
Reserve Category : Rogue River Court																		
Lighting Site Overhead Rewiring															\$2,779			

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Silverleaf Court																		
Lighting Site Overhead Rewiring										\$3,190								
PCC Mail Box Pad																		
Fence Split Rail Stained					\$1,339													
Category Subtotal :					\$1,339					\$3,190								
Reserve Category : Sky Crest Court																		
Lighting Site Overhead Rewiring															\$4,632			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$1,436								
Category Subtotal :										\$1,436					\$4,632			
Reserve Category : Smoketree Court																		
Lighting Site Overhead Rewiring															\$1,853			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$2,871								
Category Subtotal :										\$2,871					\$1,853			
Reserve Category : Sofia Court																		
Lighting Site Overhead Rewiring										\$798								
Back Flow Preventer Rebuild	\$761																	
Category Subtotal :	\$761									\$798								
Reserve Category : Spring Canyon Court																		
Lighting Site Overhead Rewiring													\$2,618					
Reserve Category : Spruce Lake Court																		
Lighting Site Overhead Rewiring													\$1,745					
PCC Mail Box Pad																		
Fence Split Rail Stained								\$2,704										
Category Subtotal :								\$2,704					\$1,745					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Sunstone Court																		
Lighting Site Overhead Rewiring									\$3,096									
PCC Mail Box Pad																		
Category Subtotal :									\$3,096									
Reserve Category : Sweet Gum Court																		
Lighting Site Overhead Rewiring													\$2,618					
Reserve Category : Teddy Bear Court																		
Lighting Site Overhead Rewiring																		\$1,967
PCC Mail Box Pad																		
Category Subtotal :																		\$1,967
Reserve Category : Thomasville Court																		
Lighting Site Overhead Rewiring											\$4,109							
Fence Split Rail Stained						\$1,380												
Category Subtotal :						\$1,380					\$4,109							
Reserve Category : Timber Grove Court																		
Lighting Site Overhead Rewiring													\$1,745					
Reserve Category : Trout Court																		
Lighting Site Overhead Rewiring															\$1,853			
Reserve Category : Valecito Court																		
Lighting Site Overhead Rewiring										\$1,329								
Fence Split Rail Stained					\$824													
Category Subtotal :					\$824					\$1,329								
Reserve Category : Village Center Drive																		
Paving 2 inch AC Overlay				\$69,066														
Slurry Seal	\$14,029						\$16,792						\$20,099					
Paving Stripping	\$711						\$851						\$1,018					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
PCC Curbs and Gutters																		
PCC Sidewalks 4 ft																		
Lighting Site Overhead Rewiring											\$10,684							
Fence Split Rail Stained						\$637												
Category Subtotal :	\$14,740			\$69,066		\$637	\$17,643				\$10,684		\$21,117					
Reserve Category : Village Parkway																		
Lighting Site Overhead Rewiring											\$18,902							
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box	\$1,066																	
Back Flow Preventer Rebuild	\$761																	
Fence Split Rail Stained					\$4,326													
Gate Metal 3 ft										\$3,190								
Electric Panel near Teddy Bear Court																		
Sprinkler Timing Station near Teddy Bear Court	\$508										\$685							
Sprinkler Control Box near Teddy Bear Court							\$425											
Fence Split Rail Stained added 2018		\$4,142																
PCC Mail Box Pad added 2018																		
Category Subtotal :	\$2,335	\$4,142		\$555	\$4,326		\$425			\$3,190	\$19,587			\$749				
Reserve Category : Vineyard Court																		
Lighting Site Overhead Rewiring															\$3,706			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$1,436								
Category Subtotal :										\$1,436					\$3,706			
Reserve Category : White Tail Court																		
Lighting Site Overhead Rewiring													\$1,745					
Fence Split Rail Stained								\$3,155										

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Category Subtotal :								\$3,155					\$1,745					
Reserve Category : Whitebark Court																		
Lighting Site Overhead Rewiring															\$5,559			
PCC Mail Box Pad																		
Fence Split Rail Stained										\$1,436								
Category Subtotal :										\$1,436					\$5,559			
Reserve Category : Williamsburg Drive																		
Electric Panel																		
Sprinkler Timing Station				\$555										\$749				
Sprinkler Control Box	\$355																	
Back Flow Preventer Rebuild	\$761																	
PCC Mail Box Pad																		
Fence Split Rail Stained					\$1,442													
Category Subtotal :	\$1,116			\$555	\$1,442									\$749				
Reserve Category : Wood Leaf Court																		
Lighting Site Overhead Rewiring													\$2,618					
PCC Mail Box Pad																		
Fence Split Rail Stained								\$1,803										
Category Subtotal :								\$1,803					\$2,618					
Reserve Category : Yearling Court																		
Lighting Site Overhead Rewiring													\$2,618					
Fence Split Rail Stained								\$1,465										
Gate Metal 3 ft													\$1,745					
Category Subtotal :								\$1,465					\$4,363					
Reserve Category : Storm Water Detention on Desert Lake Drive																		
Fence Split Rail Stained				\$13,194														
Bench Metal												\$4,234						
Fido House			\$269															
Category Subtotal :			\$269	\$13,194								\$4,234						

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Detention off of Calistoga Court																		
Fence Split Rail Stained			\$4,074															
Reserve Category : Detention off of Crystal Canyon Boulevard and Garnet Drive																		
Fence Split Rail Stained			\$7,760															
Reserve Category : Detention Pond North of Aquamarine Drive																		
Fence Split Rail Stained											\$21,696							
Reserve Category : Storm Water Detention Basin D																		
Fence Split Rail Stained					\$13,595													
Reserve Category : Storm Detention off New Forest Drive																		
Fence Split Rail Stained							\$26,244											
Paving 1 1/2 inch AC Overlay							\$7,655											
Slurry Seal Access Road	\$1,827						\$2,187						\$2,618					
Category Subtotal :	\$1,827						\$36,086						\$2,618					
Reserve Category : Basin off Quarry Court																		
Tubular Steel 6 ft Fencing							\$7,887											
Fence Post Wood 6 ft																		\$5,279
Fencing Chain Link 4 ft Green																		
PCC Pad																		
Electric Panel																		
Sprinkler Timing Station	\$508											\$685						
Sprinkler Control Box							\$438											
Back Flow Preventer Rebuild			\$1,078															
Fido House									\$645									
Category Subtotal :	\$508		\$1,078				\$8,325		\$645			\$685						\$5,279
Reserve Category : Basin off Briar Drive																		
Fence Split Rail Stained										\$33,259								
Gate Metal 3 ft															\$3,706			
Category Subtotal :										\$33,259					\$3,706			
Reserve Category : Asphalt Walking Path from Aquamarine Drive to Baby Bear Court																		
Paving 1 1/2 inch AC Pathways													\$87,336					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Slurry Seal Pathways	\$17,947						\$21,481						\$25,712					
Fence Split Rail Stained								\$10,141										
Lighting Site Overhead Rewiring													\$6,108					
Sprinkler Control Box			\$377															
Category Subtotal :	\$17,947		\$377				\$21,481	\$10,141				\$87,336	\$31,820					
Reserve Category : Asphalt Walking Path from Village Way to Forest Park																		
Paving 1 1/2 inch AC Pathways												\$46,262						
Slurry Seal Pathways	\$9,506						\$11,379						\$13,620					
Lighting Site Overhead Rewiring													\$3,490					
Sprinkler Control Box			\$269															
PCC Sidewalk																		
Bench Metal													\$2,181					
BBQ Metal								\$626										
Fido House			\$539															
PCC Pad at BBQ																		
Category Subtotal :	\$9,506		\$808				\$11,379	\$626				\$46,262	\$19,291					
Reserve Category : Asphalt Walking Path from Empire Court to Bear Lake Drive																		
Paving 1 1/2 inch AC Pathways												\$38,284						
Slurry Seal Pathways	\$7,867						\$9,416						\$11,271					
Sprinkler Control Box				\$389														
Bench Metal													\$2,181					
Category Subtotal :	\$7,867			\$389			\$9,416					\$38,284	\$13,452					
Reserve Category : Asphalt Walking Path from Bear River Drive to Lockspur Court																		
Paving 1 1/2 inch AC Pathways												\$36,086						
Slurry Seal Pathways	\$7,415						\$8,876						\$10,624					
Lighting Site Overhead Rewiring										\$3,988								
Sprinkler Control Box	\$355																	
Bench Metal							\$1,823											

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Category Subtotal :	\$7,770						\$10,699			\$3,988		\$36,086	\$10,624					
Reserve Category : Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive																		
Paving 1 1/2 inch AC Pathways												\$56,858						
Slurry Seal Pathways	\$11,684						\$13,985						\$16,739					
Gate Metal											\$1,644							
Fence Split Rail Stained						\$4,457												
Sandpiper Paving 1 1/2 inch AC Overlay														\$29,896				
Sandpiper Slurry Seal	\$5,786						\$6,926						\$8,290					
Category Subtotal :	\$17,470					\$4,457	\$20,911				\$1,644	\$56,858	\$25,029	\$29,896				
Reserve Category : Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court																		
Paving 1 1/2 inch AC Pathways												\$55,005						
Slurry Seal Pathways	\$11,303						\$13,529						\$16,194					
Sprinkler Control Box	\$355																	
PCC Curbs with Gutters																		
PCC Sidewalks 4 ft																		
Category Subtotal :	\$11,658						\$13,529					\$55,005	\$16,194					
Reserve Category : Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway																		
Paving 1 1/2 inch AC Pathways												\$27,169						
Slurry Seal Pathways	\$5,583						\$6,683						\$7,999					
Sprinkler Control Box						\$413												
Category Subtotal :	\$5,583					\$413	\$6,683					\$27,169	\$7,999					
Reserve Category : Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive																		
Paving 1 1/2 inch AC Pathways												\$37,098						
Slurry Seal Pathways	\$7,623						\$9,125						\$10,922					
Fence Split Rail Stained											\$26,381							
Sprinkler Control Box						\$413												
Category Subtotal :	\$7,623					\$413	\$9,125				\$26,381	\$37,098	\$10,922					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court																		
Paving 1 1/2 inch AC Pathways												\$64,564						
Slurry Seal Pathways	\$13,267						\$15,880						\$19,008					
Lighting Site Overhead Rewiring													\$4,363					
Sprinkler Control Box			\$377															
PCC Sidewalk																		
Fido House			\$269															
Fence Split Rail Stained								\$2,028										
Category Subtotal :	\$13,267		\$646				\$15,880	\$2,028				\$64,564	\$23,371					
Reserve Category : Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way																		
Paving 1 1/2 inch AC Pathways												\$57,401						
Slurry Seal Pathways	\$11,795						\$14,118						\$16,899					
Lighting Site Overhead Rewiring													\$2,618					
Sprinkler Control Box			\$377															
PCC Sidewalk																		
Fido House				\$278														
Fence Split Rail Stained								\$2,028										
Gate Metal 3 ft													\$1,745					
Category Subtotal :	\$11,795		\$377	\$278			\$14,118	\$2,028				\$57,401	\$21,262					
Reserve Category : Perimeter Fencing																		
Fence Split Rail Stained Phase 1 and 2					\$5,767													
Fence Split Rail Stained Phase 3							\$18,678											
Fence Split Rail Stained Entry Village Parkway							\$4,669											
Fence Split Rail Stained Phase 5							\$6,792											
Fence Split Rail Stained Phase 6							\$4,245											
Fence Split Rail Stained Phase 7							\$8,490											

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Fence Split Rail Stained Phase 8							\$6,998											
Fence Split Rail Stained Phase 9							\$5,249											
Fence Split Rail Stained Phase 10								\$4,507										
Fence Split Rail Stained Phase 11								\$9,014										
Fence Split Rail Stained Phase 13								\$15,324										
Fence Split Rail Stained Phase 14										\$10,528								
Fence Split Rail Stained Phase 15											\$6,903							
Fence Split Rail Stained Phase 16												\$2,032						
Category Subtotal :					\$5,767	\$42,874	\$12,247	\$28,845		\$10,528	\$6,903	\$2,032						
Reserve Category : Additional Pathway Asphalt Work																		
Paving Cut and Patch Phase 1			\$6,467						\$7,740						\$9,265			
Paving Cut and Patch Phase 2			\$6,467						\$7,740						\$9,265			
Crackfill Phase 1			\$2,694			\$2,948			\$3,225			\$3,528			\$3,860			\$4,223
Crackfill Phase 2			\$2,694			\$2,948			\$3,225			\$3,528			\$3,860			\$4,223
Category Subtotal :			\$18,322			\$5,896			\$21,930			\$7,056			\$26,250			\$8,446
Reserve Category : Briar Drive																		
Fence Split Rail Stained																		
PCC Mail Box Pad Large																		
PCC Mail Box Pad Small																		
PCC Mail Box Pad Large New																		
Back Flow Preventer Rebuild Large																		
Back Flow Preventer Bag Missing	\$254																	
Category Subtotal :	\$254																	
Reserve Category : Haskell Peak Court																		
Lighting Site Overhead Rewiring																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Huckleberry Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Ivyberry Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Juneberry Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Mountainash Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Pequeno Court																		
Lighting Site Overhead Rewiring																		
Reserve Category : Silverbell Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Winterhazel Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Asphalt Walking Path from Huckleberry Court to Honey Locust Court																		
Paving 1 1/2 inch AC Pathways																	\$33,246	
Slurry Seal Pathways	\$6,060						\$7,254						\$8,682					
Fence Split Rail Stained																		
Category Subtotal :	\$6,060						\$7,254						\$8,682				\$33,246	
Reserve Category : Asphalt Walking Path from Goose Lake Court to Granite Peak Court																		
Paving 1 1/2 inch AC Pathways																		\$68,371
Slurry Seal Pathways	\$12,095						\$14,477						\$17,328					
PCC Sidewalks																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Picnic Table Wood Natural State													\$706					
Grape Arbor 6ft Natural State																		\$2,951
Sprinkler Control Box																		\$574
Back Flow Preventer Rebuild																		\$1,230
Back Flow Preventer Bag																		\$164
Category Subtotal :	\$12,095						\$14,477						\$706	\$17,328				\$73,290
Reserve Category : Brady Ridge Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Jones Creek Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Tohakum Court																		
Lighting Site Overhead Rewiring																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Angel Lake Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Davis Meadows Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Back Flow Preventer Rebuild Large																		
Back Flow Preventer Bag Missing	\$254																	
Category Subtotal :	\$254																	
Reserve Category : Orr Valley Court																		
Lighting Site Overhead Rewiring																		
Reserve Category : Gary Hills Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
Reserve Category : Ginny Creek Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Sprinkler Control Box																		
Category Subtotal :																		
Reserve Category : Knott Creek Court																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
<i>Reserve Category : Marys River Court</i>																		
Lighting Site Overhead Rewiring																		
<i>Reserve Category : Relay Ridge Court</i>																		
Lighting Site Overhead Rewiring																		
<i>Reserve Category : Rye Patch Court</i>																		
Lighting Site Overhead Rewiring																		
<i>Reserve Category : Salvatore Court</i>																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Sprinkler Control Box																		
Category Subtotal :																		
<i>Reserve Category : Trail Canyon Court</i>																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
<i>Reserve Category : Trinity Range Court</i>																		
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Category Subtotal :																		
<i>Reserve Category : Village Parkway from Brady Ridge Court to New Forest Drive</i>																		
Fence Split Rail Stained																		
PCC Mail Box Pad Medium																		
PCC Mail Box Pad Small																		
Back Flow Preventer Large																		
Back Flow Preventer Bag Missing	\$254																	
Sprinkler Control Box																		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Fido House														\$375				
Category Subtotal :	\$254													\$375				
Reserve Category : New Forest Drive form Village Parkway to Briar Drive																		
Lighting Site Overhead Rewiring																		
Flag Pole																		
Solar Panels for Street Light and Flag Pole										\$532								
Fence Split Rail Stained																		
PCC Mail Box Pad Large																		
Back Flow Preventer Large																		
Back Flow Preventer Bag Missing	\$254																	
Sprinkler Control Box																		
Fido House															\$772			
PCC Pavers																		
PCC Pad at Pavers																		
Horseshoe Pi																		
Gazebo																		
Gazebo Roof Composition																		
Gazebo Paint Ceiling and Posts							\$911							\$1,124				
Picnic Tables Metal																		
Bench Trex-like																		
BBQ Metal															\$772			
Planters Raised Bed Metal																		
Bird House Wood																		
PCC Landscaping Boarder																		
Category Subtotal :	\$254						\$911			\$532				\$1,124	\$1,544			
Reserve Category : Asphalt Walking Path from Granite Peak Court to Village Parkway																		
Paving 1 1/2 inch AC Pathways																		
Slurry Seal Pathways	\$7,217						\$8,639						\$10,340					
Category Subtotal :	\$7,217						\$8,639						\$10,340					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039
Reserve Category : Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry																		
Paving 1 1/2 inch AC Pathways																		
Slurry Seal Pathways	\$11,359						\$13,596						\$16,274					
Lighting Site Overhead Rewiring																		
Fence Split Rail Stained																		
Fido House																\$1,544		
Sprinkler Control Box																		
Category Subtotal :	\$11,359						\$13,596						\$16,274		\$1,544			
Reserve Category : Asphalt Walking Path from Briar Path to New Forest Drive																		
Paving 1 1/2 inch AC Pathways																		
Slurry Seal Pathways	\$4,020						\$4,811						\$5,759					
Fence Wood 6 ft																		
PCC Landscape Boarder																		
Category Subtotal :	\$4,020						\$4,811						\$5,759					
Reserve Category : Landscaping																		
Landscaping Restoration	\$50,755	\$52,298	\$53,889	\$55,528	\$57,217	\$58,958	\$60,751	\$62,599	\$64,503	\$66,464	\$68,486	\$70,569	\$72,716	\$74,927	\$77,206	\$79,555	\$81,974	\$84,468
Drip Line Repairs		\$5,230		\$5,553		\$5,896		\$6,260		\$6,646		\$7,057		\$7,493		\$7,955		\$8,447
Category Subtotal :	\$50,755	\$57,528	\$53,889	\$61,081	\$57,217	\$64,854	\$60,751	\$68,859	\$64,503	\$73,110	\$68,486	\$77,626	\$72,716	\$82,420	\$77,206	\$87,510	\$81,974	\$92,915
Reserve Category : Reserve Studies Estimates																		
Full New Reserve Study Estimate With a Site Visit					\$4,234					\$4,918					\$5,713			
Reserve Study Annual Financial Update	\$1,015	\$1,046	\$1,078	\$1,111	\$1,144	\$1,179	\$1,215	\$1,252	\$1,290	\$1,329	\$1,370	\$1,411	\$1,454	\$1,499	\$1,544	\$1,591	\$1,639	\$1,689
Category Subtotal :	\$1,015	\$1,046	\$1,078	\$1,111	\$5,378	\$1,179	\$1,215	\$1,252	\$1,290	\$6,247	\$1,370	\$1,411	\$1,454	\$1,499	\$7,257	\$1,591	\$1,639	\$1,689
Expense Totals :	\$237,527	\$66,372	\$91,105	\$155,890	\$117,993	\$156,591	\$339,664	\$171,720	\$136,978	\$200,085	\$216,854	\$676,172	\$411,548	\$127,481	\$158,643	\$142,395	\$168,707	\$115,678

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Alexandria Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$462										
Fence Split Rail Stained			\$2,661										
Category Subtotal :			\$3,123										
Reserve Category : Alexandria Drive													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$1,386										
Fence Split Rail Stained			\$2,162										
Category Subtotal :			\$3,548										
Reserve Category : Alderwood Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$924										
Fence Split Rail Stained													\$3,142
Category Subtotal :			\$924										\$3,142
Reserve Category : Almondleaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad													
Fence Split Rail Stained												\$2,614	
Category Subtotal :												\$2,614	
Reserve Category : Aquamarine Drive													
Lighting Site Overhead Rewiring													
Electric Panel													
Sprinkler Timing Station						\$3,033							
Sprinkler Control Box			\$1,941										
Back Flow Preventer Rebuild			\$4,159										
PCC Mail Box Pad													
Fence Split Rail Stained										\$2,052			
Gate Metal													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Category Subtotal :			\$6,100			\$3,033				\$2,052			
Reserve Category : Baby Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$476									
Fence Split Rail Stained													
Category Subtotal :				\$476									
Reserve Category : Baileyville Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$462										
Fence Split Rail Stained													\$1,796
Gate Metal 3 ft with Wood													
Category Subtotal :			\$462										\$1,796
Reserve Category : Bear Lake Drive													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad		\$1,345											
Fence Split Rail Stained												\$17,862	
Gate Metal													
Access Road Paving 1 1/2 inch AC Overlay													
Access Road Slurry Seal		\$2,009						\$2,405					
Access Road PCC Driveways				\$2,095									
Access Road Fence Wood													
PCC Sidewalks				\$571									
Category Subtotal :		\$3,354		\$2,666				\$2,405				\$17,862	
Reserve Category : Bear River Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Category Subtotal :	\$435												

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Beechwood Court													
Lighting Site Overhead Rewiring													
Electric Panel				\$2,857									
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box				\$333									
Back Flow Preventer Rebuild				\$1,428									
PCC Mail Box Pad				\$476									
Fence Split Rail Stained													
Category Subtotal :				\$5,094		\$1,011							
Reserve Category : Blue Creek Court													
Lighting Site Overhead Rewiring													
Reserve Category : Box Elder Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$952									
Fence Split Rail Stained													\$4,489
Category Subtotal :				\$952									\$4,489
Reserve Category : Brushland Drive and Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$462										
Category Subtotal :			\$462										
Reserve Category : Buckshot Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Category Subtotal :	\$435												
Reserve Category : Calistoga Court													
Lighting Site Overhead Rewiring													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Casita Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$2,614	
Category Subtotal :												\$2,614	
Reserve Category : Cedar View Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$3,925								
Fence Split Rail Stained													
Gate Metal 3 ft													
Access Road Paving 1 1/2 inch AC Overlay													
Access Road Slurry Seal	\$1,741						\$2,084						\$2,494
Access Road PCC Curbs with Gutters					\$3,297								
Category Subtotal :	\$1,741				\$7,222		\$2,084						\$2,494
Reserve Category : Cherryleaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad		\$897											
Fence Split Rail Stained												\$3,921	
Gate Metal 3 ft													
Category Subtotal :		\$897										\$3,921	
Reserve Category : Clear Lake Court													
Lighting Site Overhead Rewiring													
Reserve Category : Clear Springs Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Category Subtotal :	\$435												
Reserve Category : Cody Court													
PCC Mail Box Pad							\$1,042						

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Fence Split Rail Stained													
Category Subtotal :							\$1,042						
Reserve Category : Crystal Canyon Boulevard													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$1,428									
Fence Split Rail Stained													
Gate Metal 3 ft													
Fido House					\$491								
Category Subtotal :				\$1,428	\$491								
Reserve Category : Datewood Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$462										
Fence Split Rail Stained													\$2,693
Gate Metal 3 ft													
Category Subtotal :			\$462										\$2,693
Reserve Category : Davenport Court													
Lighting Site Overhead Rewiring													
Reserve Category : Davenport Lane													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$924										
Fence Split Rail Stained													\$2,245
Category Subtotal :			\$924										\$2,245
Reserve Category : Desert Lake Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$476									
Fence Split Rail Stained													
Category Subtotal :				\$476									

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Desert Lake Drive													
Lighting Site Overhead Rewiring													
Electric Panel				\$5,713									
Sprinkler Timing Station						\$2,022							
Sprinkler Control Box				\$1,333									
Back Flow Preventer Rebuild				\$1,428									
PCC Mail Box Pad				\$2,857									
Fence Split Rail Stained													
Category Subtotal :				\$11,331		\$2,022							
Reserve Category : Drift Creek Court													
Lighting Site Overhead Rewiring													
Reserve Category : Dustin Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$1,042						
Fence Split Rail Stained													
Category Subtotal :							\$1,042						
Reserve Category : Elk Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$1,743	
Category Subtotal :												\$1,743	
Reserve Category : Empire Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Fence Split Rail Stained												\$5,664	
Gate Metal 3 ft													
Category Subtotal :	\$435											\$5,664	

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Fairfax Court													
Lighting Site Overhead Rewiring													
Electric Panel					\$2,944								
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box					\$343								
Back Flow Preventer Rebuild					\$1,472								
PCC Mail Box Pad					\$981								
Fence Split Rail Stained													
Category Subtotal :					\$5,740	\$1,011							
Reserve Category : Feather River Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Fence Split Rail Stained											\$1,691		
Category Subtotal :	\$435										\$1,691		
Reserve Category : Fiesta Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$1,743	
Category Subtotal :												\$1,743	
Reserve Category : Fontana Court													
Lighting Site Overhead Rewiring													
Reserve Category : Fonti Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$2,832	
Category Subtotal :												\$2,832	
Reserve Category : Fortune Court													
Lighting Site Overhead Rewiring													
Electric Panel	\$2,611												

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box			\$323										
Back Flow Preventer Rebuild			\$1,386										
PCC Mail Box Pad	\$435												
Fence Split Rail Stained											\$2,114		
Category Subtotal :	\$3,046		\$1,709			\$1,011					\$2,114		
Reserve Category : Fossil Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$2,614	
Category Subtotal :												\$2,614	
Reserve Category : Frost Peak Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$3,485	
Category Subtotal :												\$3,485	
Reserve Category : Georgetown Drive and Court													
Lighting Site Overhead Rewiring													
Electric Panel		\$2,691											
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box			\$323										
PCC Mail Box Pad		\$1,345											
Fence Split Rail Stained												\$3,921	
Paving 1 1/2 inch AC Pathways													
Pathways Slurry Seal	\$1,375						\$1,646						\$1,970
Gate Metal													
Category Subtotal :	\$1,375	\$4,036	\$323			\$1,011	\$1,646					\$3,921	\$1,970
Reserve Category : Giant Panda Court													
Lighting Site Overhead Rewiring						\$6,066							

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Gingko Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad													
Fence Split Rail Stained													
Category Subtotal :													
Reserve Category : Goose Lake Drive													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$2,084						
Fence Split Rail Stained													
Category Subtotal :							\$2,084						
Reserve Category : Grand Valley Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$1,743	
Category Subtotal :												\$1,743	
Reserve Category : Grizzly Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad									\$1,659				
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathway	\$1,131						\$1,354						\$1,621
Category Subtotal :	\$1,131						\$1,354		\$1,659				\$1,621
Reserve Category : Hazelnut Drive													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$924										
Category Subtotal :			\$924										
Reserve Category : Hedge Court													
Lighting Site Overhead													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Honey Locust Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$521						
Fence Split Rail Stained													
Category Subtotal :							\$521						
Reserve Category : Ivywood Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$476									
Fence Split Rail Stained													
Category Subtotal :				\$476									
Reserve Category : Javalina Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Fence Split Rail Stained										\$2,537			
Category Subtotal :	\$435									\$2,537			
Reserve Category : Jotewood Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$462										
Fence Split Rail Stained													\$4,489
Category Subtotal :			\$462										\$4,489
Reserve Category : Journey Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$1,743	
Category Subtotal :												\$1,743	
Reserve Category : Kodiak Bear Court													
Lighting Site Overhead Rewiring						\$6,066							

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : La Casa Court													
Lighting Site Overhead Rewiring													
Reserve Category : Lago Court													
Lighting Site Overhead Rewiring													
Reserve Category : Lake Powell Drive													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$1,042						
Category Subtotal :							\$1,042						
Reserve Category : Lanceleaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad		\$448											
Fence Split Rail Stained												\$2,614	
Category Subtotal :		\$448										\$2,614	
Reserve Category : Little Peak Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													
Category Subtotal :													
Reserve Category : Live Oak Court													
Lighting Site Overhead Rewiring													
PCC Sidewalks 3 ft					\$4,121								
Fence Split Rail Stained													
Electric Panel					\$2,944								
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box					\$343								
Category Subtotal :					\$7,408	\$1,011							

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Lockspur Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$3,485	
Category Subtotal :												\$3,485	
Reserve Category : Mama Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$952									
Fence Split Rail Stained													
Gate Metal													
Category Subtotal :				\$952									
Reserve Category : Mayfield Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													\$3,591
Category Subtotal :													\$3,591
Reserve Category : Morning Breeze Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$981								
Category Subtotal :					\$981								
Reserve Category : Narrowleaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$521						
Fence Split Rail Stained													
Category Subtotal :							\$521						
Reserve Category : New Forest Drive													
Electric Panel			\$2,772										
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box			\$1,941										
Back Flow Preventer Rebuild			\$1,386										

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Fence Split Rail Stained													\$47,584
Gate Metal 3 ft													
Category Subtotal :			\$6,099			\$1,011							\$47,584
Reserve Category : Oak Brook Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													
Gate Metal 3 ft													
Category Subtotal :													
Reserve Category : Oak Brook Lane													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$1,472								
Category Subtotal :					\$1,472								
Reserve Category : Oak View Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad			\$924										
Fence Split Rail Stained													\$2,918
Gate Metal 3 ft with Wood													
Category Subtotal :			\$924										\$2,918
Reserve Category : Out Post Court													
Lighting Site Overhead Rewiring						\$8,493							
PCC Mail Box Pad													
Category Subtotal :						\$8,493							
Reserve Category : Panda Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad									\$1,106				
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$261						\$313						\$374

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Category Subtotal :	\$261						\$313		\$1,106				\$374
Reserve Category : Papa Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$952									
Fence Split Rail Stained													
Gate Metal													
Category Subtotal :				\$952									
Reserve Category : Pebble Court													
Lighting Site Overhead Rewiring													
Reserve Category : Pin Oak Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$981								
Fence Split Rail Stained													
Category Subtotal :					\$981								
Reserve Category : Pintura Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$491								
Fence Split Rail Stained													
Gate Metal 3 ft													
Category Subtotal :					\$491								
Reserve Category : Polar Bear Court													
Lighting Site Overhead Rewiring			\$5,545										
Fence Split Rail Stained													
Category Subtotal :			\$5,545										
Reserve Category : Polar Bear Drive													
Lighting Site Overhead Rewiring						\$13,346							
PCC Mail Box Pad													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Fence Split Rail Stained	\$85,853												
Category Subtotal :	\$85,853					\$13,346							
Reserve Category : Posado Court													
Lighting Site Overhead Rewiring													
Reserve Category : Posy Lake Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad				\$952									
Fence Split Rail Stained													
Category Subtotal :				\$952									
Reserve Category : Quarry Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad										\$1,140			
Fence Split Rail Stained													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$1,105						\$1,323						\$1,584
Category Subtotal :	\$1,105						\$1,323			\$1,140			\$1,584
Reserve Category : Rio Court													
Lighting Site Overhead Rewiring													
Reserve Category : Rockland Drive													
Retaining Walls Wood													
Electric Panel							\$3,125						
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box							\$729						
Category Subtotal :						\$1,011	\$3,854						
Reserve Category : Rogue River Court													
Lighting Site Overhead Rewiring													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Silverleaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad		\$897											
Fence Split Rail Stained												\$2,832	
Category Subtotal :		\$897										\$2,832	
Reserve Category : Sky Crest Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$1,042						
Fence Split Rail Stained													
Category Subtotal :							\$1,042						
Reserve Category : Smoketree Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$521						
Fence Split Rail Stained													
Category Subtotal :							\$521						
Reserve Category : Sofia Court													
Lighting Site Overhead Rewiring													
Back Flow Preventer Rebuild			\$1,386										
Category Subtotal :			\$1,386										
Reserve Category : Spring Canyon Court													
Lighting Site Overhead Rewiring													
Reserve Category : Spruce Lake Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$491								
Fence Split Rail Stained													
Category Subtotal :					\$491								

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Sunstone Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad	\$435												
Category Subtotal :	\$435												
Reserve Category : Sweet Gum Court													
Lighting Site Overhead Rewiring													
Reserve Category : Teddy Bear Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad									\$553				
Category Subtotal :									\$553				
Reserve Category : Thomasville Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													\$2,918
Category Subtotal :													\$2,918
Reserve Category : Timber Grove Court													
Lighting Site Overhead Rewiring													
Reserve Category : Trout Court													
Lighting Site Overhead Rewiring													
Reserve Category : Valecito Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained												\$1,743	
Category Subtotal :												\$1,743	
Reserve Category : Village Center Drive													
Paving 2 inch AC Overlay											\$146,076		
Slurry Seal	\$24,057						\$28,795						\$34,466
Paving Stripping	\$1,219						\$1,458						\$1,746

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
PCC Curbs and Gutters			\$33,934										
PCC Sidewalks 4 ft			\$56,556										
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													\$1,347
Category Subtotal :	\$25,276		\$90,490				\$30,253				\$146,076		\$37,559
Reserve Category : Village Parkway													
Lighting Site Overhead Rewiring													
Electric Panel		\$2,691											
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box			\$1,941										
Back Flow Preventer Rebuild			\$1,386										
Fence Split Rail Stained												\$9,149	
Gate Metal 3 ft													
Electric Panel near Teddy Bear Court									\$3,318				
Sprinkler Timing Station near Teddy Bear Court			\$924										\$1,247
Sprinkler Control Box near Teddy Bear Court									\$774				
Fence Split Rail Stained added 2018				\$7,542									
PCC Mail Box Pad added 2018													
Category Subtotal :		\$2,691	\$4,251	\$7,542		\$1,011			\$4,092			\$9,149	\$1,247
Reserve Category : Vineyard Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$521						
Fence Split Rail Stained													
Category Subtotal :							\$521						
Reserve Category : White Tail Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Category Subtotal :													
Reserve Category : Whitebark Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad							\$1,042						
Fence Split Rail Stained													
Category Subtotal :							\$1,042						
Reserve Category : Williamsburg Drive													
Electric Panel		\$2,691											
Sprinkler Timing Station						\$1,011							
Sprinkler Control Box			\$647										
Back Flow Preventer Rebuild			\$1,386										
PCC Mail Box Pad		\$6,278											
Fence Split Rail Stained												\$3,050	
Category Subtotal :		\$8,969	\$2,033			\$1,011						\$3,050	
Reserve Category : Wood Leaf Court													
Lighting Site Overhead Rewiring													
PCC Mail Box Pad					\$491								
Fence Split Rail Stained													
Category Subtotal :					\$491								
Reserve Category : Yearling Court													
Lighting Site Overhead Rewiring													
Fence Split Rail Stained													
Gate Metal 3 ft													
Category Subtotal :													
Reserve Category : Storm Water Detention on Desert Lake Drive													
Fence Split Rail Stained											\$27,905		
Bench Metal													
Fido House					\$491								
Category Subtotal :					\$491						\$27,905		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Detention off of Calistoga Court													
Fence Split Rail Stained										\$8,617			
Reserve Category : Detention off of Crystal Canyon Boulevard and Garnet Drive													
Fence Split Rail Stained										\$16,413			
Reserve Category : Detention Pond North of Aquamarine Drive													
Fence Split Rail Stained													
Reserve Category : Storm Water Detention Basin D													
Fence Split Rail Stained												\$28,753	
Reserve Category : Storm Detention off New Forest Drive													
Fence Split Rail Stained													
Paving 1 1/2 inch AC Overlay													
Slurry Seal Access Road	\$3,133						\$3,750						\$4,489
Category Subtotal :	\$3,133						\$3,750						\$4,489
Reserve Category : Basin off Quarry Court													
Tubular Steel 6 ft Fencing										\$14,361			
Fence Post Wood 6 ft													
Fencing Chain Link 4 ft Green							\$68,758						
PCC Pad							\$6,667						
Electric Panel							\$3,125						
Sprinkler Timing Station			\$924										\$1,247
Sprinkler Control Box										\$798			
Back Flow Preventer Rebuild					\$1,962								
Fido House											\$1,174		
Category Subtotal :			\$924		\$1,962		\$78,550			\$15,159	\$1,174		\$1,247
Reserve Category : Basin off Briar Drive													
Fence Split Rail Stained													
Gate Metal 3 ft													
Category Subtotal :													
Reserve Category : Asphalt Walking Path from Aquamarine Drive to Baby Bear Court													
Paving 1 1/2 inch AC Pathways													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Slurry Seal Pathways	\$30,776						\$36,838						\$44,093
Fence Split Rail Stained													
Lighting Site Overhead Rewiring													
Sprinkler Control Box					\$687								
Category Subtotal :	\$30,776				\$687		\$36,838						\$44,093
Reserve Category : Asphalt Walking Path from Village Way to Forest Park													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$16,302						\$19,513						\$23,356
Lighting Site Overhead Rewiring													
Sprinkler Control Box					\$491								
PCC Sidewalk					\$4,317								
Bench Metal													
BBQ Metal													
Fido House					\$981								
PCC Pad at BBQ					\$1,962								
Category Subtotal :	\$16,302				\$7,751		\$19,513						\$23,356
Reserve Category : Asphalt Walking Path from Empire Court to Bear Lake Drive													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$13,491						\$16,148						\$19,328
Sprinkler Control Box						\$708							
Bench Metal													
Category Subtotal :	\$13,491					\$708	\$16,148						\$19,328
Reserve Category : Asphalt Walking Path from Bear River Drive to Lockspur Court													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$12,716						\$15,220						\$18,218
Lighting Site Overhead Rewiring													
Sprinkler Control Box			\$647										
Bench Metal													

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Category Subtotal :	\$12,716		\$647				\$15,220						\$18,218
Reserve Category : Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$20,036						\$23,982						\$28,705
Gate Metal													
Fence Split Rail Stained													\$9,427
Sandpiper Paving 1 1/2 inch AC Overlay													
Sandpiper Slurry Seal	\$9,922						\$11,876						\$14,215
Category Subtotal :	\$29,958						\$35,858						\$52,347
Reserve Category : Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$19,383						\$23,201						\$27,770
Sprinkler Control Box			\$647										
PCC Curbs with Gutters			\$6,875										
PCC Sidewalks 4 ft			\$3,327										
Category Subtotal :	\$19,383		\$10,849				\$23,201						\$27,770
Reserve Category : Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$9,574						\$11,460						\$13,717
Sprinkler Control Box								\$751					
Category Subtotal :	\$9,574						\$11,460	\$751					\$13,717
Reserve Category : Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$13,073						\$15,648						\$18,729
Fence Split Rail Stained													
Sprinkler Control Box								\$751					
Category Subtotal :	\$13,073						\$15,648	\$751					\$18,729

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$22,751						\$27,232						\$32,596
Lighting Site Overhead Rewiring													
Sprinkler Control Box					\$687								
PCC Sidewalk					\$1,177								
Fido House					\$491								
Fence Split Rail Stained													
Category Subtotal :	\$22,751				\$2,355		\$27,232						\$32,596
Reserve Category : Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$20,227						\$24,211						\$28,979
Lighting Site Overhead Rewiring													
Sprinkler Control Box					\$687								
PCC Sidewalk					\$1,962								
Fido House						\$506							
Fence Split Rail Stained													
Gate Metal 3 ft													
Category Subtotal :	\$20,227				\$2,649	\$506	\$24,211						\$28,979
Reserve Category : Perimeter Fencing													
Fence Split Rail Stained Phase 1 and 2												\$12,198	
Fence Split Rail Stained Phase 3													\$39,504
Fence Split Rail Stained Entry Village Parkway													\$9,876
Fence Split Rail Stained Phase 5													\$14,365
Fence Split Rail Stained Phase 6													\$8,978
Fence Split Rail Stained Phase 7													\$17,956

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Fence Split Rail Stained Phase 8													
Fence Split Rail Stained Phase 9													
Fence Split Rail Stained Phase 10													
Fence Split Rail Stained Phase 11													
Fence Split Rail Stained Phase 13													
Fence Split Rail Stained Phase 14													
Fence Split Rail Stained Phase 15													
Fence Split Rail Stained Phase 16													
Category Subtotal :												\$12,198	\$90,679
Reserve Category : Additional Pathway Asphalt Work													
Paving Cut and Patch Phase 1			\$11,089						\$13,273				
Paving Cut and Patch Phase 2			\$11,089						\$13,273				
Crackfill Phase 1			\$4,621			\$5,055			\$5,531			\$6,051	
Crackfill Phase 2			\$4,621			\$5,055			\$5,531			\$6,051	
Category Subtotal :			\$31,420			\$10,110			\$37,608			\$12,102	
Reserve Category : Briar Drive													
Fence Split Rail Stained			\$9,980										
PCC Mail Box Pad Large													
PCC Mail Box Pad Small													
PCC Mail Box Pad Large New													
Back Flow Preventer Rebuild Large	\$1,741												
Back Flow Preventer Bag Missing			\$462										
Category Subtotal :	\$1,741		\$10,442										
Reserve Category : Haskell Peak Court													
Lighting Site Overhead Rewiring									\$5,309				

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Huckleberry Court													
Lighting Site Overhead Rewiring								\$2,576					
Fence Split Rail Stained			\$9,980										
Category Subtotal :			\$9,980					\$2,576					
Reserve Category : Ivyberry Court													
Lighting Site Overhead Rewiring								\$2,576					
Fence Split Rail Stained			\$9,980										
Category Subtotal :			\$9,980					\$2,576					
Reserve Category : Juneberry Court													
Lighting Site Overhead Rewiring								\$2,576					
Fence Split Rail Stained			\$9,980										
Category Subtotal :			\$9,980					\$2,576					
Reserve Category : Mountainash Court													
Lighting Site Overhead Rewiring								\$3,864					
Fence Split Rail Stained			\$9,980										
Category Subtotal :			\$9,980					\$3,864					
Reserve Category : Pequeno Court													
Lighting Site Overhead Rewiring								\$5,153					
Reserve Category : Silverbell Court													
Lighting Site Overhead Rewiring								\$5,153					
Fence Split Rail Stained			\$10,646										
Category Subtotal :			\$10,646					\$5,153					
Reserve Category : Winterhazel Court													
Lighting Site Overhead Rewiring								\$3,864					
Fence Split Rail Stained			\$9,980										
Category Subtotal :			\$9,980					\$3,864					

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Asphalt Walking Path from Huckleberry Court to Honey Locust Court													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$10,392						\$12,439						\$14,889
Fence Split Rail Stained			\$28,611										
Category Subtotal :	\$10,392		\$28,611				\$12,439						\$14,889
Reserve Category : Asphalt Walking Path from Goose Lake Court to Granite Peak Court													
Paving 1 1/2 inch AC Pathways													
Slurry Seal Pathways	\$20,741						\$24,826						\$29,715
PCC Sidewalks													
Lighting Site Overhead Rewiring									\$13,273				
Fence Split Rail Stained				\$38,737									
Picnic Table Wood Natural State									\$1,106				
Grape Arbor 6ft Natural State													
Sprinkler Control Box													
Back Flow Preventer Rebuild													
Back Flow Preventer Bag													
Category Subtotal :	\$20,741			\$38,737			\$24,826		\$14,379				\$29,715
Reserve Category : Brady Ridge Court													
Lighting Site Overhead Rewiring											\$5,637		
Fence Split Rail Stained						\$7,643							
Category Subtotal :						\$7,643					\$5,637		
Reserve Category : Jones Creek Court													
Lighting Site Overhead Rewiring											\$7,047		
Fence Split Rail Stained						\$7,643							
Category Subtotal :						\$7,643					\$7,047		
Reserve Category : Tohakum Court													
Lighting Site Overhead Rewiring											\$1,409		

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Angel Lake Court													
Lighting Site Overhead Rewiring												\$4,357	
Fence Split Rail Stained							\$5,626						
Category Subtotal :							\$5,626					\$4,357	
Reserve Category : Davis Meadows Court													
Lighting Site Overhead Rewiring												\$8,713	
Fence Split Rail Stained							\$6,001						
Back Flow Preventer Rebuild Large		\$1,794											
Back Flow Preventer Bag Missing			\$462										
Category Subtotal :		\$1,794	\$462				\$6,001					\$8,713	
Reserve Category : Orr Valley Court													
Lighting Site Overhead Rewiring												\$4,357	
Reserve Category : Gary Hills Court													
Lighting Site Overhead Rewiring												\$5,809	
Fence Split Rail Stained							\$8,251						
Category Subtotal :							\$8,251					\$5,809	
Reserve Category : Ginny Creek Court													
Lighting Site Overhead Rewiring												\$7,261	
Fence Split Rail Stained							\$7,876						
Sprinkler Control Box		\$314											
Category Subtotal :		\$314					\$7,876					\$7,261	
Reserve Category : Knott Creek Court													
Lighting Site Overhead Rewiring												\$2,904	
Fence Split Rail Stained							\$7,876						
Category Subtotal :							\$7,876					\$2,904	

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Marys River Court													
Lighting Site Overhead Rewiring												\$2,904	
Reserve Category : Relay Ridge Court													
Lighting Site Overhead Rewiring												\$4,357	
Reserve Category : Rye Patch Court													
Lighting Site Overhead Rewiring												\$2,904	
Reserve Category : Salvatore Court													
Lighting Site Overhead Rewiring												\$5,809	
Fence Split Rail Stained							\$7,876						
Sprinkler Control Box		\$314											
Category Subtotal :		\$314					\$7,876					\$5,809	
Reserve Category : Trail Canyon Court													
Lighting Site Overhead Rewiring												\$2,904	
Fence Split Rail Stained							\$7,876						
Category Subtotal :							\$7,876					\$2,904	
Reserve Category : Trinity Range Court													
Lighting Site Overhead Rewiring												\$5,809	
Fence Split Rail Stained							\$7,501						
Category Subtotal :							\$7,501					\$5,809	
Reserve Category : Village Parkway from Brady Ridge Court to New Forest Drive													
Fence Split Rail Stained						\$80,438							
PCC Mail Box Pad Medium													
PCC Mail Box Pad Small													
Back Flow Preventer Large	\$1,741												
Back Flow Preventer Bag Missing			\$462										
Sprinkler Control Box	\$305												

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Fido House											\$587		
Category Subtotal :	\$2,046		\$462			\$80,438					\$587		
Reserve Category : New Forest Drive form Village Parkway to Briar Drive													
Lighting Site Overhead Rewiring												\$17,426	
Flag Pole													
Solar Panels for Street Light and Flag Pole		\$717										\$968	
Fence Split Rail Stained							\$84,385						
PCC Mail Box Pad Large													
Back Flow Preventer Large		\$1,794											
Back Flow Preventer Bag Missing			\$462										
Sprinkler Control Box		\$1,569											
Fido House												\$1,210	
PCC Pavers													
PCC Pad at Pavers													
Horseshoe Pi		\$1,794											
Gazebo													
Gazebo Roof Composition												\$4,538	
Gazebo Paint Ceiling and Posts			\$1,386							\$1,710			
Picnic Tables Metal												\$14,522	
Bench Trex-like												\$6,051	
BBQ Metal												\$1,210	
Planters Raised Bed Metal													
Bird House Wood		\$897											
PCC Landscaping Boarder												\$871	
Category Subtotal :		\$6,771	\$1,848				\$84,385			\$1,710		\$46,796	
Reserve Category : Asphalt Walking Path from Granite Peak Court to Village Parkway													
Paving 1 1/2 inch AC Pathways	\$43,318												
Slurry Seal Pathways	\$12,377						\$14,814						\$17,732
Category Subtotal :	\$55,695						\$14,814						\$17,732

Woodland Village HOA July 1, 2022 Funding Study Expenses by Calendar Year - Continued

Item Description	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052
Reserve Category : Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry													
Paving 1 1/2 inch AC Pathways		\$70,250											
Slurry Seal Pathways	\$19,479						\$23,315						\$27,907
Lighting Site Overhead Rewiring												\$4,357	
Fence Split Rail Stained							\$14,627						
Fido House												\$2,420	
Sprinkler Control Box		\$628											
Category Subtotal :	\$19,479	\$70,878					\$37,942					\$6,777	\$27,907
Reserve Category : Asphalt Walking Path from Briar Path to New Forest Drive													
Paving 1 1/2 inch AC Pathways		\$24,860											
Slurry Seal Pathways	\$6,893						\$8,251						\$9,876
Fence Wood 6 ft							\$40,838						
PCC Landscape Boarder												\$11,182	
Category Subtotal :	\$6,893	\$24,860					\$49,089					\$11,182	\$9,876
Reserve Category : Landscaping													
Landscaping Restoration	\$87,037	\$89,684	\$92,412	\$95,223	\$98,119	\$101,103	\$104,178	\$107,347	\$110,612	\$113,977	\$117,443	\$121,015	\$124,696
Drip Line Repairs		\$8,968		\$9,522		\$10,110		\$10,735		\$11,398		\$12,102	
Category Subtotal :	\$87,037	\$98,652	\$92,412	\$104,745	\$98,119	\$111,213	\$104,178	\$118,082	\$110,612	\$125,375	\$117,443	\$133,117	\$124,696
Reserve Category : Reserve Studies Estimates													
Full New Reserve Study Estimate With a Site Visit		\$6,637					\$7,709					\$8,955	
Reserve Study Annual Financial Update	\$1,741	\$1,794	\$1,848	\$1,904	\$1,962	\$2,022	\$2,084	\$2,147	\$2,212	\$2,280	\$2,349	\$2,420	\$2,494
Category Subtotal :	\$1,741	\$8,431	\$1,848	\$1,904	\$1,962	\$2,022	\$9,793	\$2,147	\$2,212	\$2,280	\$2,349	\$11,375	\$2,494
Expense Totals :	\$519,984	\$233,304	\$370,627	\$178,685	\$141,743	\$268,409	\$754,179	\$149,900	\$177,533	\$172,743	\$315,970	\$395,757	\$725,570



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June 21, 2022

Year	Category	Item Name	Expense	
2022	Alexandria Court	Fence Split Rail Stained	\$1,462	
	Alexandria Drive	Fence Split Rail Stained	\$1,188	
	Aquamarine Drive	Sprinkler Control Box	\$1,066	
		Back Flow Preventer Rebuild	\$2,284	
	Aquamarine Drive Subtotal = \$3,350.00			
	Cedar View Court	Access Road Slurry Seal	\$1,015	
	Fortune Court	Sprinkler Control Box	\$178	
		Back Flow Preventer Rebuild	\$761	
	Fortune Court Subtotal = \$939.00			
	Georgetown Drive and Court	Sprinkler Control Box	\$178	
		Pathways Slurry Seal	\$802	
	Georgetown Drive and Court Subtotal = \$980.00			
	Grizzly Bear Court	Slurry Seal Pathway	\$660	
	New Forest Drive	Sprinkler Control Box	\$1,066	
		Back Flow Preventer Rebuild	\$761	
	New Forest Drive Subtotal = \$1,827.00			
	Panda Bear Court	Slurry Seal Pathways	\$152	
	Quarry Court	Slurry Seal Pathways	\$645	
	Sofia Court	Back Flow Preventer Rebuild	\$761	
	Village Center Drive	Slurry Seal	\$14,029	
		Paving Stripping	\$711	
	Village Center Drive Subtotal = \$14,740.00			
	Village Parkway	Sprinkler Control Box	\$1,066	
		Back Flow Preventer Rebuild	\$761	
		Sprinkler Timing Station near Teddy Bear Court	\$508	
	Village Parkway Subtotal = \$2,335.00			
Williamsburg Drive	Sprinkler Control Box	\$355		
	Back Flow Preventer Rebuild	\$761		
Williamsburg Drive Subtotal = \$1,116.00				

Year	Category	Item Name	Expense	
2022	<i>Storm Detention off New Forest Drive</i>	Slurry Seal Access Road	\$1,827	
	<i>Basin off Quarry Court</i>	Sprinkler Timing Station	\$508	
	<i>Asphalt Walking Path from Aquamarine Drive to Baby Bear Court</i>	Slurry Seal Pathways	\$17,947	
	<i>Asphalt Walking Path from Village Way to Forest Park</i>	Slurry Seal Pathways	\$9,506	
	<i>Asphalt Walking Path from Empire Court to Bear Lake Drive</i>	Slurry Seal Pathways	\$7,867	
	<i>Asphalt Walking Path from Bear River Drive to Lockspur Court</i>	Slurry Seal Pathways	\$7,415	
		Sprinkler Control Box	\$355	
	Asphalt Walking Path from Bear River Drive to Lockspur Court Subtotal = \$7,770.00			
	<i>Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive</i>	Slurry Seal Pathways	\$11,684	
		Sandpiper Slurry Seal	\$5,786	
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive Subtotal = \$17,470.00			
	<i>Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court</i>	Slurry Seal Pathways	\$11,303	
		Sprinkler Control Box	\$355	
	Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court Subtotal = \$11,658.00			
	<i>Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway</i>	Slurry Seal Pathways	\$5,583	
	<i>Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive</i>	Slurry Seal Pathways	\$7,623	
	<i>Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court</i>	Slurry Seal Pathways	\$13,267	
	<i>Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way</i>	Slurry Seal Pathways	\$11,795	
	<i>Briar Drive</i>	Back Flow Preventer Bag Missing	\$254	
	<i>Asphalt Walking Path from Huckleberry Court to Honey Locust Court</i>	Slurry Seal Pathways	\$6,060	
<i>Asphalt Walking Path from Goose Lake Court to Granite Peak Court</i>	Slurry Seal Pathways	\$12,095		
<i>Davis Meadows Court</i>	Back Flow Preventer Bag Missing	\$254		
<i>Village Parkway from Brady Ridge Court to New Forest Drive</i>	Back Flow Preventer Bag Missing	\$254		

Year	Category	Item Name	Expense	
2022	<i>New Forest Drive form Village Parkway to Briar Drive</i>	Back Flow Preventer Bag Missing	\$254	
	<i>Asphalt Walking Path from Granite Peak Court to Village Parkway</i>	Slurry Seal Pathways	\$7,217	
	<i>Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry</i>	Slurry Seal Pathways	\$11,359	
	<i>Asphalt Walking Path from Briar Path to New Forest Drive</i>	Slurry Seal Pathways	\$4,020	
	<i>Landscaping</i>	Landscaping Restoration	\$50,755	
	<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,015	
2022 Annual Expense Total = \$237,528				
2023	<i>Bear Lake Drive</i>	Access Road Slurry Seal	\$1,171	
	<i>Beechwood Court</i>	Sprinkler Control Box	\$183	
		Back Flow Preventer Rebuild	\$784	
	Beechwood Court Subtotal = \$967.00			
	<i>Desert Lake Drive</i>	Sprinkler Control Box	\$732	
		Back Flow Preventer Rebuild	\$784	
	Desert Lake Drive Subtotal = \$1,516.00			
	<i>Village Parkway</i>	Fence Split Rail Stained added 2018	\$4,142	
	<i>Landscaping</i>	Landscaping Restoration	\$52,298	
		Drip Line Repairs	\$5,230	
Landscaping Subtotal = \$57,528.00				
<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,046		
2023 Annual Expense Total = \$66,370				
2024	<i>Aquamarine Drive</i>	Fence Split Rail Stained	\$970	
	<i>Crystal Canyon Boulevard</i>	Fido House	\$269	
	<i>Fairfax Court</i>	Sprinkler Control Box	\$189	
		Back Flow Preventer Rebuild	\$808	
	Fairfax Court Subtotal = \$997.00			
	<i>Live Oak Court</i>	Sprinkler Control Box	\$189	
	<i>Storm Water Detention on Desert Lake Drive</i>	Fido House	\$269	
	<i>Detention off of Calistoga Court</i>	Fence Split Rail Stained	\$4,074	
	<i>Detention off of Crystal Canyon Boulevard and Garnet Drive</i>	Fence Split Rail Stained	\$7,760	
	<i>Basin off Quarry Court</i>	Back Flow Preventer Rebuild	\$1,078	

Year	Category	Item Name	Expense	
2024	Asphalt Walking Path from Aquamarine Drive to Baby Bear Court	Sprinkler Control Box	\$377	
	Asphalt Walking Path from Village Way to Forest Park	Sprinkler Control Box	\$269	
		Fido House	\$539	
	Asphalt Walking Path from Village Way to Forest Park Subtotal = \$808.00			
	Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court	Sprinkler Control Box	\$377	
		Fido House	\$269	
	Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court Subtotal = \$646.00			
	Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way	Sprinkler Control Box	\$377	
	Additional Pathway Asphalt Work	Paving Cut and Patch Phase 1	\$6,467	
		Paving Cut and Patch Phase 2	\$6,467	
		Crackfill Phase 1	\$2,694	
		Crackfill Phase 2	\$2,694	
	Additional Pathway Asphalt Work Subtotal = \$18,322.00			
	Landscaping	Landscaping Restoration	\$53,889	
Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,078		
2024 Annual Expense Total = \$91,103				
2025	Aquamarine Drive	Sprinkler Timing Station	\$1,666	
	Beechwood Court	Sprinkler Timing Station	\$555	
	Desert Lake Drive	Sprinkler Timing Station	\$1,111	
	Fairfax Court	Sprinkler Timing Station	\$555	
	Feather River Court	Fence Split Rail Stained	\$800	
	Fortune Court	Sprinkler Timing Station	\$555	
		Fence Split Rail Stained	\$1,000	
	Fortune Court Subtotal = \$1,555.00			
	Georgetown Drive and Court	Sprinkler Timing Station	\$555	
	Javalina Court	Fence Split Rail Stained	\$1,199	
	Live Oak Court	Sprinkler Timing Station	\$555	
	New Forest Drive	Sprinkler Timing Station	\$555	
	Rockland Drive	Sprinkler Timing Station	\$555	
	Village Center Drive	Paving 2 inch AC Overlay	\$69,066	
Village Parkway	Sprinkler Timing Station	\$555		
Williamsburg Drive	Sprinkler Timing Station	\$555		
Storm Water Detention on Desert Lake Drive	Fence Split Rail Stained	\$13,194		

Year	Category	Item Name	Expense	
2025	Asphalt Walking Path from Empire Court to Bear Lake Drive	Sprinkler Control Box	\$389	
	Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way	Fido House	\$278	
	Landscaping	Landscaping Restoration	\$55,528	
		Drip Line Repairs	\$5,553	
	Landscaping Subtotal = \$61,081.00			
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,111	
2025 Annual Expense Total = \$155,890				
2026	Almondleaf Court	Fence Split Rail Stained	\$1,236	
	Bear Lake Drive	Fence Split Rail Stained	\$8,445	
	Casita Court	Fence Split Rail Stained	\$1,236	
	Cherryleaf Court	Fence Split Rail Stained	\$1,854	
	Elk Court	Fence Split Rail Stained	\$824	
	Empire Court	Fence Split Rail Stained	\$2,678	
	Fiesta Court	Fence Split Rail Stained	\$824	
	Fonti Court	Fence Split Rail Stained	\$1,339	
	Fossil Court	Fence Split Rail Stained	\$1,236	
	Frost Peak Court	Fence Split Rail Stained	\$1,648	
	Georgetown Drive and Court	Fence Split Rail Stained	\$1,854	
	Grand Valley Court	Fence Split Rail Stained	\$824	
	Journey Court	Fence Split Rail Stained	\$824	
	Lanceleaf Court	Fence Split Rail Stained	\$1,236	
	Lockspur Court	Fence Split Rail Stained	\$1,648	
	Rockland Drive	Sprinkler Control Box	\$401	
	Silverleaf Court	Fence Split Rail Stained	\$1,339	
	Valecito Court	Fence Split Rail Stained	\$824	
	Village Parkway	Fence Split Rail Stained	\$4,326	
	Williamsburg Drive	Fence Split Rail Stained	\$1,442	
	Storm Water Detention Basin D	Fence Split Rail Stained	\$13,595	
	Perimeter Fencing	Fence Split Rail Stained Phase 1 and 2	\$5,767	
Landscaping	Landscaping Restoration	\$57,217		
Reserve Studies Estimates	Full New Reserve Study Estimate With a Site Visit	\$4,234		
	Reserve Study Annual Financial Update	\$1,144		
Reserve Studies Estimates Subtotal = \$5,378.00				
2026 Annual Expense Total = \$117,995				
2027	Alderwood Court	Fence Split Rail Stained	\$1,486	

Year	Category	Item Name	Expense	
2027	Baileyville Court	Fence Split Rail Stained	\$849	
	Box Elder Court	Fence Split Rail Stained	\$2,122	
	Datewood Court	Fence Split Rail Stained	\$1,273	
	Davenport Lane	Fence Split Rail Stained	\$1,061	
	Jotewood Court	Fence Split Rail Stained	\$2,122	
	Mayfield Court	Fence Split Rail Stained	\$1,698	
	New Forest Drive	Fence Split Rail Stained	\$22,498	
	Oak View Court	Fence Split Rail Stained	\$1,380	
	Thomasville Court	Fence Split Rail Stained	\$1,380	
	Village Center Drive	Fence Split Rail Stained	\$637	
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive	Fence Split Rail Stained	\$4,457	
	Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway	Sprinkler Control Box	\$413	
	Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive	Sprinkler Control Box	\$413	
	Perimeter Fencing	Fence Split Rail Stained Phase 3	\$18,678	
		Fence Split Rail Stained Entry Village Parkway	\$4,669	
		Fence Split Rail Stained Phase 5	\$6,792	
		Fence Split Rail Stained Phase 6	\$4,245	
		Fence Split Rail Stained Phase 7	\$8,490	
	Perimeter Fencing Subtotal = \$42,874.00			
	Additional Pathway Asphalt Work	Crackfill Phase 1	\$2,948	
		Crackfill Phase 2	\$2,948	
	Additional Pathway Asphalt Work Subtotal = \$5,896.00			
	Landscaping	Landscaping Restoration	\$58,958	
		Drip Line Repairs	\$5,896	
	Landscaping Subtotal = \$64,854.00			
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,179	
	2027 Annual Expense Total = \$156,592			
2028	Baby Bear Court	Fence Split Rail Stained	\$3,281	
	Bear Lake Drive	Access Road Paving 1 1/2 inch AC Overlay	\$4,763	
		Access Road Fence Wood	\$2,977	
	Bear Lake Drive Subtotal = \$7,740.00			
	Beechwood Court	Fence Split Rail Stained	\$1,640	
	Cedar View Court	Access Road Slurry Seal	\$1,215	
Crystal Canyon Boulevard	Fence Split Rail Stained	\$875		

Year	Category	Item Name	Expense	
2028	<i>Desert Lake Court</i>	Fence Split Rail Stained	\$875	
	<i>Desert Lake Drive</i>	Fence Split Rail Stained	\$2,843	
	<i>Georgetown Drive and Court</i>	Pathways Slurry Seal	\$960	
	<i>Grizzly Bear Court</i>	Slurry Seal Pathway	\$790	
	<i>Ivywood Court</i>	Fence Split Rail Stained	\$1,968	
	<i>Mama Bear Court</i>	Fence Split Rail Stained	\$1,750	
	<i>Panda Bear Court</i>	Slurry Seal Pathways	\$182	
	<i>Papa Bear Court</i>	Fence Split Rail Stained	\$1,750	
	<i>Posy Lake Court</i>	Fence Split Rail Stained	\$1,750	
	<i>Quarry Court</i>	Slurry Seal Pathways	\$772	
	<i>Village Center Drive</i>	Slurry Seal	\$16,792	
		Paving Stripping	\$851	
	Village Center Drive Subtotal = \$17,643.00			
	<i>Village Parkway</i>	Sprinkler Control Box near Teddy Bear Court	\$425	
	<i>Storm Detention off New Forest Drive</i>	Fence Split Rail Stained	\$26,244	
		Paving 1 1/2 inch AC Overlay	\$7,655	
		Slurry Seal Access Road	\$2,187	
	Storm Detention off New Forest Drive Subtotal = \$36,086.00			
	<i>Asphalt Walking Path from Aquamarine Drive to Baby Bear Court</i>	Slurry Seal Pathways	\$21,481	
	<i>Asphalt Walking Path from Village Way to Forest Park</i>	Slurry Seal Pathways	\$11,379	
	<i>Asphalt Walking Path from Empire Court to Bear Lake Drive</i>	Slurry Seal Pathways	\$9,416	
	<i>Asphalt Walking Path from Bear River Drive to Lockspur Court</i>	Slurry Seal Pathways	\$8,876	
		Bench Metal	\$1,823	
	Asphalt Walking Path from Bear River Drive to Lockspur Court Subtotal = \$10,699.00			
	<i>Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive</i>	Slurry Seal Pathways	\$13,985	
		Sandpiper Slurry Seal	\$6,926	
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive Subtotal = \$20,911.00			
	<i>Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court</i>	Slurry Seal Pathways	\$13,529	
<i>Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway</i>	Slurry Seal Pathways	\$6,683		
<i>Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive</i>	Slurry Seal Pathways	\$9,125		

Year	Category	Item Name	Expense	
2028	Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court	Slurry Seal Pathways	\$15,880	
	Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way	Slurry Seal Pathways	\$14,118	
	Perimeter Fencing	Fence Split Rail Stained Phase 8	\$6,998	
		Fence Split Rail Stained Phase 9	\$5,249	
	Perimeter Fencing Subtotal = \$12,247.00			
	Asphalt Walking Path from Huckleberry Court to Honey Locust Court	Slurry Seal Pathways	\$7,254	
	Asphalt Walking Path from Goose Lake Court to Granite Peak Court	Slurry Seal Pathways	\$14,477	
	New Forest Drive form Village Parkway to Briar Drive	Gazebo Paint Ceiling and Posts	\$911	
	Asphalt Walking Path from Granite Peak Court to Village Parkway	Slurry Seal Pathways	\$8,639	
	Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry	Slurry Seal Pathways	\$13,596	
	Asphalt Walking Path from Briar Path to New Forest Drive	Slurry Seal Pathways	\$4,811	
	Landscaping	Landscaping Restoration	\$60,751	
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,215	
2028 Annual Expense Total = \$339,667				
2029	Aquamarine Drive	Lighting Site Overhead Rewiring	\$5,258	
		Electric Panel	\$5,634	
		Gate Metal	\$1,502	
	Aquamarine Drive Subtotal = \$12,394.00			
	Bear Lake Drive	Access Road Slurry Seal	\$1,402	
	Cedar View Court	Fence Split Rail Stained	\$451	
		Access Road Paving 1 1/2 inch AC Overlay	\$4,382	
	Cedar View Court Subtotal = \$4,833.00			
	Fairfax Court	Fence Split Rail Stained	\$3,155	
	Gingko Court	Fence Split Rail Stained	\$2,254	
	Little Peak Court	Fence Split Rail Stained	\$3,155	
	Live Oak Court	Fence Split Rail Stained	\$2,254	
Oak Brook Court	Fence Split Rail Stained	\$8,113		

Year	Category	Item Name	Expense	
2029	<i>Pin Oak Court</i>	Fence Split Rail Stained	\$1,465	
	<i>Pintura Court</i>	Fence Split Rail Stained	\$1,465	
	<i>Spruce Lake Court</i>	Fence Split Rail Stained	\$2,704	
	<i>White Tail Court</i>	Fence Split Rail Stained	\$3,155	
	<i>Wood Leaf Court</i>	Fence Split Rail Stained	\$1,803	
	<i>Yearling Court</i>	Fence Split Rail Stained	\$1,465	
	<i>Basin off Quarry Court</i>	Tubular Steel 6 ft Fencing	\$7,887	
		Sprinkler Control Box	\$438	
	Basin off Quarry Court Subtotal = \$8,325.00			
	<i>Asphalt Walking Path from Aquamarine Drive to Baby Bear Court</i>	Fence Split Rail Stained	\$10,141	
	<i>Asphalt Walking Path from Village Way to Forest Park</i>	BBQ Metal	\$626	
	<i>Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court</i>	Fence Split Rail Stained	\$2,028	
	<i>Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way</i>	Fence Split Rail Stained	\$2,028	
	<i>Perimeter Fencing</i>	Fence Split Rail Stained Phase 10	\$4,507	
		Fence Split Rail Stained Phase 11	\$9,014	
		Fence Split Rail Stained Phase 13	\$15,324	
	Perimeter Fencing Subtotal = \$28,845.00			
	<i>Landscaping</i>	Landscaping Restoration	\$62,599	
		Drip Line Repairs	\$6,260	
	Landscaping Subtotal = \$68,859.00			
<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,252		
2029 Annual Expense Total = \$171,721				
2030	<i>Bear River Court</i>	Lighting Site Overhead Rewiring	\$3,096	
	<i>Buckshot Court</i>	Lighting Site Overhead Rewiring	\$3,096	
	<i>Calistoga Court</i>	Lighting Site Overhead Rewiring	\$1,548	
	<i>Clear Springs Court</i>	Lighting Site Overhead Rewiring	\$3,096	
	<i>Cody Court</i>	Fence Split Rail Stained	\$2,090	
	<i>Dustin Court</i>	Fence Split Rail Stained	\$1,625	
	<i>Elk Court</i>	Lighting Site Overhead Rewiring	\$1,548	
	<i>Empire Court</i>	Lighting Site Overhead Rewiring	\$3,870	
		Gate Metal 3 ft	\$1,548	
Empire Court Subtotal = \$5,418.00				

Year	Category	Item Name	Expense	
2030	Feather River Court	Lighting Site Overhead Rewiring	\$3,096	
	Fiesta Court	Lighting Site Overhead Rewiring	\$1,548	
	Fontana Court	Lighting Site Overhead Rewiring	\$1,548	
	Fonti Court	Lighting Site Overhead Rewiring	\$2,322	
	Fortune Court	Lighting Site Overhead Rewiring	\$4,644	
	Fossil Court	Lighting Site Overhead Rewiring	\$2,322	
	Frost Peak Court	Lighting Site Overhead Rewiring	\$2,322	
	Hedge Court	Lighting Site Overhead	\$774	
	Javalina Court	Lighting Site Overhead Rewiring	\$3,870	
	Lago Court	Lighting Site Overhead Rewiring	\$774	
	Pebble Court	Lighting Site Overhead Rewiring	\$774	
	Sunstone Court	Lighting Site Overhead Rewiring	\$3,096	
	Basin off Quarry Court	Fido House	\$645	
	Additional Pathway Asphalt Work	Paving Cut and Patch Phase 1	\$7,740	
		Paving Cut and Patch Phase 2	\$7,740	
		Crackfill Phase 1	\$3,225	
		Crackfill Phase 2	\$3,225	
	Additional Pathway Asphalt Work Subtotal = \$21,930.00			
	Landscaping	Landscaping Restoration	\$64,503	
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,290	
2030 Annual Expense Total = \$136,975				
2031	Almondleaf Court	Lighting Site Overhead Rewiring	\$3,988	
		PCC Mail Box Pad	\$665	
	Almondleaf Court Subtotal = \$4,653.00			
	Bear Lake Drive	Lighting Site Overhead Rewiring	\$12,761	
		Gate Metal	\$3,190	
	Bear Lake Drive Subtotal = \$15,951.00			
	Casita Court	Lighting Site Overhead Rewiring	\$1,595	
	Cherryleaf Court	Lighting Site Overhead Rewiring	\$4,785	
		Gate Metal 3 ft	\$1,595	
	Cherryleaf Court Subtotal = \$6,380.00			
	Georgetown Drive and Court	Lighting Site Overhead Rewiring	\$7,178	
		Gate Metal	\$1,595	
	Georgetown Drive and Court Subtotal = \$8,773.00			
	Goose Lake Drive	Fence Split Rail Stained	\$1,675	
Grand Valley Court	Lighting Site Overhead Rewiring	\$2,393		
Honey Locust Court	Fence Split Rail Stained	\$2,393		

Year	Category	Item Name	Expense	
2031	Journey Court	Lighting Site Overhead Rewiring	\$2,393	
	La Casa Court	Lighting Site Overhead Rewiring	\$1,595	
	Lanceleaf Court	Lighting Site Overhead Rewiring	\$2,393	
	Lockspur Court	Lighting Site Overhead Rewiring	\$3,190	
	Narrowleaf Court	Fence Split Rail Stained	\$957	
	Posado Court	Lighting Site Overhead Rewiring	\$1,595	
	Rio Court	Lighting Site Overhead Rewiring	\$798	
	Silverleaf Court	Lighting Site Overhead Rewiring	\$3,190	
	Sky Crest Court	Fence Split Rail Stained	\$1,436	
	Smoketree Court	Fence Split Rail Stained	\$2,871	
	Sofia Court	Lighting Site Overhead Rewiring	\$798	
	Valecito Court	Lighting Site Overhead Rewiring	\$1,329	
	Village Parkway	Gate Metal 3 ft	\$3,190	
	Vineyard Court	Fence Split Rail Stained	\$1,436	
	Whitebark Court	Fence Split Rail Stained	\$1,436	
	Basin off Briar Drive	Fence Split Rail Stained	\$33,259	
	Asphalt Walking Path from Bear River Drive to Lockspur Court	Lighting Site Overhead Rewiring	\$3,988	
	Perimeter Fencing	Fence Split Rail Stained Phase 14	\$10,528	
	New Forest Drive form Village Parkway to Briar Drive	Solar Panels for Street Light and Flag Pole	\$532	
	Landscaping	Landscaping Restoration	\$66,464	
		Drip Line Repairs	\$6,646	
	Landscaping Subtotal = \$73,110.00			
	Reserve Studies Estimates	Full New Reserve Study Estimate With a Site Visit		\$4,918
Reserve Study Annual Financial Update		\$1,329		
Reserve Studies Estimates Subtotal = \$6,247.00				
			2031 Annual Expense Total = \$200,084	
2032	Alexandria Court	Lighting Site Overhead Rewiring	\$4,109	
	Alexandria Drive	Lighting Site Overhead Rewiring	\$4,931	
	Alderwood Court	Lighting Site Overhead Rewiring	\$4,931	
	Baileyville Court	Lighting Site Overhead Rewiring	\$247	
		Gate Metal 3 ft with Wood	\$1,644	
	Baileyville Court Subtotal = \$1,891.00			
	Box Elder Court	Lighting Site Overhead Rewiring	\$4,931	
	Brushland Drive and Court	Lighting Site Overhead Rewiring	\$5,753	
	Datewood Court	Lighting Site Overhead Rewiring	\$3,287	
Gate Metal 3 ft		\$1,644		

Year	Category	Item Name	Expense
		Datewood Court Subtotal = \$4,931.00	
	<i>Davenport Lane</i>	Lighting Site Overhead Rewiring	\$5,753
	<i>Hazelnut Drive</i>	Lighting Site Overhead Rewiring	\$4,109
	<i>Jotewood Court</i>	Lighting Site Overhead Rewiring	\$3,287
	<i>Mayfield Court</i>	Lighting Site Overhead Rewiring	\$2,465
	<i>New Forest Drive</i>	Gate Metal 3 ft	\$1,644
	<i>Oak View Court</i>	Lighting Site Overhead Rewiring	\$4,931
		Gate Metal 3 ft with Wood	\$1,644
		Oak View Court Subtotal = \$6,575.00	
	<i>Thomasville Court</i>	Lighting Site Overhead Rewiring	\$4,109
	<i>Village Center Drive</i>	Lighting Site Overhead Rewiring	\$10,684
	<i>Village Parkway</i>	Lighting Site Overhead Rewiring	\$18,902
		Sprinkler Timing Station near Teddy Bear Court	\$685
		Village Parkway Subtotal = \$19,587.00	
	<i>Detention Pond North of Aquamarine Drive</i>	Fence Split Rail Stained	\$21,696
	<i>Basin off Quarry Court</i>	Sprinkler Timing Station	\$685
	<i>Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive</i>	Gate Metal	\$1,644
	<i>Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive</i>	Fence Split Rail Stained	\$26,381
	<i>Perimeter Fencing</i>	Fence Split Rail Stained Phase 15	\$6,903
	<i>Landscaping</i>	Landscaping Restoration	\$68,486
	<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,370
		2032 Annual Expense Total = \$216,855	
2033	<i>Baby Bear Court</i>	Lighting Site Overhead Rewiring	\$6,775
	<i>Beechwood Court</i>	Lighting Site Overhead Rewiring	\$2,540
	<i>Crystal Canyon Boulevard</i>	Lighting Site Overhead Rewiring	\$5,928
		Gate Metal 3 ft	\$1,694
		Crystal Canyon Boulevard Subtotal = \$7,622.00	
	<i>Desert Lake Court</i>	Lighting Site Overhead Rewiring	\$3,387
	<i>Desert Lake Drive</i>	Lighting Site Overhead Rewiring	\$22,018
	<i>Georgetown Drive and Court</i>	Paving 1 1/2 inch AC Pathways	\$3,902
	<i>Grizzly Bear Court</i>	Paving 1 1/2 inch AC Pathways	\$3,211
	<i>Ivywood Court</i>	Lighting Site Overhead Rewiring	\$1,694
	<i>Mama Bear Court</i>	Lighting Site Overhead Rewiring	\$5,928
		Gate Metal	\$1,694

Year	Category	Item Name	Expense
		Mama Bear Court Subtotal = \$7,622.00	
	<i>Panda Bear Court</i>	Paving 1 1/2 inch AC Pathways	\$741
	<i>Papa Bear Court</i>	Lighting Site Overhead Rewiring	\$7,621
		Gate Metal	\$1,694
		Papa Bear Court Subtotal = \$9,315.00	
	<i>Posy Lake Court</i>	Lighting Site Overhead Rewiring	\$5,081
	<i>Quarry Court</i>	Paving 1 1/2 inch AC Pathways	\$3,137
	<i>Storm Water Detention on Desert Lake Drive</i>	Bench Metal	\$4,234
	<i>Asphalt Walking Path from Aquamarine Drive to Baby Bear Court</i>	Paving 1 1/2 inch AC Pathways	\$87,336
	<i>Asphalt Walking Path from Village Way to Forest Park</i>	Paving 1 1/2 inch AC Pathways	\$46,262
	<i>Asphalt Walking Path from Empire Court to Bear Lake Drive</i>	Paving 1 1/2 inch AC Pathways	\$38,284
	<i>Asphalt Walking Path from Bear River Drive to Lockspur Court</i>	Paving 1 1/2 inch AC Pathways	\$36,086
	<i>Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive</i>	Paving 1 1/2 inch AC Pathways	\$56,858
	<i>Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court</i>	Paving 1 1/2 inch AC Pathways	\$55,005
	<i>Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway</i>	Paving 1 1/2 inch AC Pathways	\$27,169
	<i>Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive</i>	Paving 1 1/2 inch AC Pathways	\$37,098
	<i>Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court</i>	Paving 1 1/2 inch AC Pathways	\$64,564
	<i>Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way</i>	Paving 1 1/2 inch AC Pathways	\$57,401
	<i>Perimeter Fencing</i>	Fence Split Rail Stained Phase 16	\$2,032
	<i>Additional Pathway Asphalt Work</i>	Crackfill Phase 1	\$3,528
		Crackfill Phase 2	\$3,528
		Additional Pathway Asphalt Work Subtotal = \$7,056.00	
	<i>Asphalt Walking Path from Goose Lake Court to Granite Peak Court</i>	Picnic Table Wood Natural State	\$706
	<i>Landscaping</i>	Landscaping Restoration	\$70,569

Year	Category	Item Name	Expense
2033	Landscaping	Drip Line Repairs	\$7,057
	Landscaping Subtotal = \$77,626.00		
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,411
2033 Annual Expense Total = \$676,173			
2034	Blue Creek Court	Lighting Site Overhead Rewiring	\$2,618
	Cedar View Court	Lighting Site Overhead Rewiring	\$1,745
		Gate Metal 3 ft	\$1,745
		Access Road Slurry Seal	\$1,454
		Cedar View Court Subtotal = \$4,944.00	
	Clear Lake Court	Lighting Site Overhead Rewiring	\$2,618
	Davenport Court	Lighting Site Overhead Rewiring	\$2,618
	Drift Creek Court	Lighting Site Overhead Rewiring	\$2,618
	Fairfax Court	Lighting Site Overhead Rewiring	\$5,236
	Georgetown Drive and Court	Pathways Slurry Seal	\$1,149
	Gingko Court	Lighting Site Overhead Rewiring	\$3,490
		PCC Mail Box Pad	\$364
	Gingko Court Subtotal = \$3,854.00		
	Grizzly Bear Court	Slurry Seal Pathway	\$945
	Little Peak Court	Lighting Site Overhead Rewiring	\$2,618
	Live Oak Court	Lighting Site Overhead Rewiring	\$3,490
	Morning Breeze Court	Lighting Site Overhead Rewiring	\$4,363
	Oak Brook Court	Lighting Site Overhead Rewiring	\$2,618
		Gate Metal 3 ft	\$1,745
	Oak Brook Court Subtotal = \$4,363.00		
	Oak Brook Lane	Lighting Site Overhead Rewiring	\$5,236
	Panda Bear Court	Slurry Seal Pathways	\$218
	Pin Oak Court	Lighting Site Overhead Rewiring	\$6,108
	Pintura Court	Lighting Site Overhead Rewiring	\$873
		Gate Metal 3 ft	\$1,745
	Pintura Court Subtotal = \$2,618.00		
	Quarry Court	Fence Split Rail Stained	\$1,309
		Slurry Seal Pathways	\$923
	Quarry Court Subtotal = \$2,232.00		
	Spring Canyon Court	Lighting Site Overhead Rewiring	\$2,618
	Spruce Lake Court	Lighting Site Overhead Rewiring	\$1,745
	Sweet Gum Court	Lighting Site Overhead Rewiring	\$2,618
	Timber Grove Court	Lighting Site Overhead Rewiring	\$1,745

Year	Category	Item Name	Expense	
2034	Village Center Drive	Slurry Seal	\$20,099	
		Paving Stripping	\$1,018	
	Village Center Drive Subtotal = \$21,117.00			
	White Tail Court	Lighting Site Overhead Rewiring	\$1,745	
	Wood Leaf Court	Lighting Site Overhead Rewiring	\$2,618	
	Yearling Court	Lighting Site Overhead Rewiring	\$2,618	
		Gate Metal 3 ft	\$1,745	
	Yearling Court Subtotal = \$4,363.00			
	Storm Detention off New Forest Drive	Slurry Seal Access Road	\$2,618	
	Asphalt Walking Path from Aquamarine Drive to Baby Bear Court	Slurry Seal Pathways	\$25,712	
		Lighting Site Overhead Rewiring	\$6,108	
	Asphalt Walking Path from Aquamarine Drive to Baby Bear Court Subtotal = \$31,820.00			
	Asphalt Walking Path from Village Way to Forest Park	Slurry Seal Pathways	\$13,620	
		Lighting Site Overhead Rewiring	\$3,490	
		Bench Metal	\$2,181	
	Asphalt Walking Path from Village Way to Forest Park Subtotal = \$19,291.00			
	Asphalt Walking Path from Empire Court to Bear Lake Drive	Slurry Seal Pathways	\$11,271	
		Bench Metal	\$2,181	
	Asphalt Walking Path from Empire Court to Bear Lake Drive Subtotal = \$13,452.00			
	Asphalt Walking Path from Bear River Drive to Lockspur Court	Slurry Seal Pathways	\$10,624	
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive	Slurry Seal Pathways	\$16,739	
		Sandpiper Slurry Seal	\$8,290	
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive Subtotal = \$25,029.00			
	Asphalt Walking Path from Village Parkway to Detention Pond on Oak Brook Court	Slurry Seal Pathways	\$16,194	
	Asphalt Walking Path from Quarry Court to Detention Pond off Village Parkway	Slurry Seal Pathways	\$7,999	
	Asphalt Walking Path from Honey Locust Court to Detention on Briar Drive	Slurry Seal Pathways	\$10,922	
	Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court	Slurry Seal Pathways	\$19,008	
		Lighting Site Overhead Rewiring	\$4,363	
	Asphalt Walking Path from Rockland Drive to Detention Pond off Oak Brook Court Subtotal = \$23,371.00			
	Asphalt Walking Path Detention Pond on Oak Brook Court to	Slurry Seal Pathways	\$16,899	
Lighting Site Overhead Rewiring		\$2,618		

Year	Category	Item Name	Expense
2034	Asphalt Walking Path Detention	Gate Metal 3 ft	\$1,745
	Asphalt Walking Path Detention Pond on Oak Brook Court to Village Way Subtotal =		\$21,262.00
	Asphalt Walking Path from Huckleberry Court to Honey Locust Court	Slurry Seal Pathways	\$8,682
	Asphalt Walking Path from Goose Lake Court to Granite Peak Court	Slurry Seal Pathways	\$17,328
	Asphalt Walking Path from Granite Peak Court to Village Parkway	Slurry Seal Pathways	\$10,340
	Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry	Slurry Seal Pathways	\$16,274
	Asphalt Walking Path from Briar Path to New Forest Drive	Slurry Seal Pathways	\$5,759
	Landscaping	Landscaping Restoration	\$72,716
	Reserve Studies Estimates	Reserve Study Annual Financial Update	\$1,454
2034 Annual Expense Total =			\$411,550
2035	Aquamarine Drive	Sprinkler Timing Station	\$2,248
	Bear Lake Drive	Access Road Slurry Seal	\$1,678
	Beechwood Court	Sprinkler Timing Station	\$749
	Desert Lake Drive	Sprinkler Timing Station	\$1,499
	Fairfax Court	Sprinkler Timing Station	\$749
	Fortune Court	Sprinkler Timing Station	\$749
	Georgetown Drive and Court	Sprinkler Timing Station	\$749
	Live Oak Court	Sprinkler Timing Station	\$749
	New Forest Drive	Sprinkler Timing Station	\$749
	Rockland Drive	Sprinkler Timing Station	\$749
	Village Parkway	Sprinkler Timing Station	\$749
	Williamsburg Drive	Sprinkler Timing Station	\$749
	Asphalt Walking Path from Bear Lake Drive to Sandpiper Drive	Sandpiper Paving 1 1/2 inch AC Overlay	\$29,896
	Village Parkway from Brady Ridge Court to New Forest Drive	Fido House	\$375
	New Forest Drive form Village Parkway to Briar Drive	Gazebo Paint Ceiling and Posts	\$1,124
Landscaping	Landscaping Restoration	\$74,927	
	Drip Line Repairs	\$7,493	

Year	Category	Item Name	Expense	
		Landscaping Subtotal = \$82,420.00		
	<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,499	
2035 Annual Expense Total = \$127,480				
2036	<i>Dustin Court</i>	Lighting Site Overhead Rewiring	\$7,412	
	<i>Goose Lake Drive</i>	Lighting Site Overhead Rewiring	\$2,779	
	<i>Honey Locust Court</i>	Lighting Site Overhead Rewiring	\$1,853	
	<i>Lake Powell Drive</i>	Lighting Site Overhead Rewiring	\$2,779	
	<i>Narrowleaf Court</i>	Lighting Site Overhead Rewiring	\$926	
	<i>Rockland Drive</i>	Retaining Walls Wood	\$5,003	
	<i>Rogue River Court</i>	Lighting Site Overhead Rewiring	\$2,779	
	<i>Sky Crest Court</i>	Lighting Site Overhead Rewiring	\$4,632	
	<i>Smoketree Court</i>	Lighting Site Overhead Rewiring	\$1,853	
	<i>Trout Court</i>	Lighting Site Overhead Rewiring	\$1,853	
	<i>Vineyard Court</i>	Lighting Site Overhead Rewiring	\$3,706	
	<i>Whitebark Court</i>	Lighting Site Overhead Rewiring	\$5,559	
	<i>Basin off Briar Drive</i>	Gate Metal 3 ft	\$3,706	
	<i>Additional Pathway Asphalt Work</i>		Paving Cut and Patch Phase 1	\$9,265
			Paving Cut and Patch Phase 2	\$9,265
			Crackfill Phase 1	\$3,860
			Crackfill Phase 2	\$3,860
	Additional Pathway Asphalt Work Subtotal = \$26,250.00			
	<i>New Forest Drive form Village Parkway to Briar Drive</i>		Fido House	\$772
			BBQ Metal	\$772
	New Forest Drive form Village Parkway to Briar Drive Subtotal = \$1,544.00			
	<i>Asphalt Walking Path from Village Parkway to Briar Drive Excluding Section from Honey Locust to Huckleberry</i>		Fido House	\$1,544
<i>Landscaping</i>		Landscaping Restoration	\$77,206	
<i>Reserve Studies Estimates</i>		Full New Reserve Study Estimate With a Site Visit	\$5,713	
		Reserve Study Annual Financial Update	\$1,544	
Reserve Studies Estimates Subtotal = \$7,257.00				
2036 Annual Expense Total = \$158,641				
2037	<i>Polar Bear Court</i>	Fence Split Rail Stained	\$20,048	
	<i>Asphalt Walking Path from Huckleberry Court to Honey Locust Court</i>	Paving 1 1/2 inch AC Pathways	\$33,246	
	<i>Landscaping</i>	Landscaping Restoration	\$79,555	

Year	Category	Item Name	Expense
2037	<i>Landscaping</i>	Drip Line Repairs	\$7,955
	Landscaping Subtotal = \$87,510.00		
	<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,591
2037 Annual Expense Total = \$142,395			
2038	<i>Grizzly Bear Court</i>	Lighting Site Overhead Rewiring	\$8,853
	<i>Panda Bear Court</i>	Lighting Site Overhead Rewiring	\$984
	<i>Teddy Bear Court</i>	Lighting Site Overhead Rewiring	\$1,967
	<i>Asphalt Walking Path from Goose Lake Court to Granite Peak Court</i>	Paving 1 1/2 inch AC Pathways	\$68,371
		Grape Arbor 6ft Natural State	\$2,951
		Sprinkler Control Box	\$574
		Back Flow Preventer Rebuild	\$1,230
		Back Flow Preventer Bag	\$164
	Asphalt Walking Path from Goose Lake Court to Granite Peak Court Subtotal = \$73,290.00		
	<i>Landscaping</i>	Landscaping Restoration	\$81,974
<i>Reserve Studies Estimates</i>	Reserve Study Annual Financial Update	\$1,639	
2038 Annual Expense Total = \$168,707			