	Year Begun	Year Last Replaced	Estimated Replacement Year	Estimated Useful Life/ Amortization Period	Estimated Current Replacement Cost	Funding Budget Year	Amount To Reserve Through 09/2025	Line item Reserve Amounts Through 09/2025
Major Structures								
Roofs - Buildings	1979	2016	2056	40	$840,000	10,000.00	202,550.42	30,319.88
Roofs - Garages	1979	2023	2063	40	$250,000	0.00	0.00	0.00
Exterior Surfaces/ Renovations	1979	2020	2040	20	$750,000 *	1,000.00	153,754.03	37,573.29
Boilers/Hot Water System								
Domestic Boiler #1	1979	1999	2016	17	20,000	10,000.00	50,636.33	21,882.35
Domestic Boiler #2	1979	1999	2016	17	20,000	10,000.00	25,243.13	23,579.24
Domestic Boiler #3 - Discontinued	1979	1999	N/A	20	0	0.00	3,204.23	0.00
Circulating Pumps	1979	1979	1999	20	0	0.00	313.00	0.00
Pressure Balance Valves	1979	1984	Yearly	33	24,750	0.00	11,665.11	0.00
Driveway Boiler/Snowmelt system	1986	2002	2022	20	400,000	15,000.00	28,583.74	15,000.00
Pool Boiler/Pumps	1979	1989	1999	10	50,000	10,000.00	304,255.64	25,728.34
Spa Boiler/Pumps	1979	1990	2012	22	0	10,000.00	54,131.02	8,910.46
Windows								
Windows Replacement	1991	1999	2024 *	25	1,000,000	0.00	140,815.34	64,732.78
Exterior Lights								
Fluorescent Retro-fit	1990	1990	2006	16	4,909	0.00	4,132.00	0.00
Grounds Lights	1995	2002	2017	15	15,000	0.00	1,637.43	0.00
Hallway Lighting Replacement	1979	1996	2018	22	40,000	0.00	24,344.70	0.00
Entryway Enhancements								
Brass Numbers & Kickplates	1995	1995	2017	22	1,250	0.00	2,110.48	1,250.00
Exercise Equipment								
Fitness Equipment - personal property	1995	1995	2017	22	6,200	0.00	0.00	0.00
Fire Safety System								
Fire Alarm System	1990	1996	2017	21	40,000	0.00	76,004.00	32,926.53
Elevators								
Elevator Replacement & Major Repairs	1979	1979	2016	37	263,000	0.00	351,307.62	9.59
Heated Driveways								
Concrete Work	1986	2002	2032	30	500,000	0.00	107,802.98	0.00
Pools								
Pool Deck	1979	2002	2022	20	125,000	0.00	5,967.86	2,765.36
Heated Stairs	1993	2002	2022	20	25,000	0.00	0.00	0.00
Pool Deck (Partial)	1988	1988	2003	15	4,200	0.00	5,800.00	0.00
Pool Deck (Partial)	1989	1989	2004	15	6,100	0.00	10,097.00	0.00
Pool Replacement	1979	1979	2012	33	75,000	0.00	112,314.37	41,009.76
Spa Deck, Heated	1990	1996	2006 *	10	25,000	0.00	29,650.00	21,387.56
Spa Shell	1979	1996	2031 *	35	15,000	0.00	25,829.72	0.00
Miscellaneous/Auditors								
Development & Entitlement					0.00	59,000.00	1,139,695.83	-252,296.23
Renovation Soft Costs, Net					0.00	0.00	156,553.14	0.00
Crawl Space Remediation	1979	1979	2013	34	0	0.00	375,406.65	1,994.69
Laundry Mechanical Room						0.00	-10,921.15	0.00
Walkway Remediation	1979	2014	2039 *	25	300,000	0.00	338,912.60	0.00
Misc/Auditors/Interest	1987	1987	Yearly *		N/A	0.00	7,748.60	0.00
Totals					4,800,409	125,000.00	3,739,545.82	76,773.60

Adjusted Reserve Fund Balance $ 76,773.60

$0.00	Must be zero	
$ -	Current Year Activity	From Reserve Activity This Tab
$ -	Current Year Activity	From Entitlement File

Arrival Center	Funding Budget Year	Amount To Reserve Through 09/2025	Line item Reserve Amounts Through 09/2025
Rent - Office Space		6,000.00	$ 15,288.95
		0.00	$ -
Totals	0.00	6,000.00	$ 15,288.95
Total Reserve Assessments	125,000.00	ok	