Eagles Nest Property Homeowners Association

P.O. Box 24419 Silverthorne, CO 80498

Board Meeting for Thursday, December 13, 2012 Meeting Minutes

Board of Directors - Attendance

Name	Present	Not Present (Proxy Given to if provided)
Brian Moriarty	X	
George Resseguie	X	
Dick Bochan	X	
Joanna Hopkins	X	
Pinki Faux	X	
John Taylor	X	
Peter Foley	X	

All board members were present. Others in attendance were: John Ahlquist and Stuart Richardson of Eagles Management Services, the ENPHA management company and Brian Edney, a resident.

I. Call to Order

The meeting was called to order at 4:06 PM by Brian Moriarty.

II. Approval of Minutes for November 8, 2012.

Motion: John Taylor moved and Pinki Faux seconded the motion to approve the Minutes for the Board's November Meeting. The motion was approved.

III. Board Motions Approved via e-mail or other means

No board motions were addressed since the last Board Meeting.

IV. Financial

A. Budget Ratification

George Presented the Budget as detailed in the Budget worksheet displayed as Attachment C to these minutes. The highlights of this year's budget include:

- 1. ENPHA dues were set at the same level as last year, \$170 per annum.
- 2. Reserves were individually reviewed and adjusted as experience and future needs suggested.
- 3. Unapplied cash balances were reviewed and any anticipated balances that remain at the end of 2013 will be applied to reserves as dictated by the Reserves review mentioned in the item above. Any budget underrun that occurs as a result of 2013 operations will be addressed in a future budget cycle.
- 4. It is anticipated that \$6000 will be available for subassociation projects; those funds will be specifically designated in early 2013.
- 5. The budget total included \$67,500 for "projects" (see budget worksheet)

Several motions were made and passed:

Peter Foley moved and Dick Bochan seconded that we approve the 2013 budget as shared at the December 13, 2012 and shown in Attachment A, resulting in a 2013 dues amount of \$170 per property (unchanged from 2012). The motion was approved.

Peter Foley moved and Pinki Faux seconded the inclusion of the list of projects totaling \$67,500 in the 2013 budget as detailed in Attachment A. The motion was approved.

George Resseguie moved and Dick Bochan seconded the approval of the contract with the Eagles Nest Management Services Company (provisioning John Ahlquist's and Stuart Richardson's services) subject to any changes suggested by Peter Foley after his review. The motion was approved.

George Resseguie moved and Peter Foley seconded the approval of the contract for accounting and other services by Someday Enterprises (Peggy Long's firm) subject to finalization by George Resseguie with Peggy Long. The motion was approved.

Dick Bochan moved and Peter Foley seconded the expenditures as quoted by the Raven and included in the budget for snowplowing the ENPHA properties. The motion was approved.

Dick Bochan moved and Joanna Hopkins seconded that the Treasurer should be authorized to pay all routine bills for which there is no choice as to the supplier selection or scope of work (since the supplier is mandated as in the case of utilities, phone, etc.), without necessitating additional approvals of contracts or expenditures unless the annual budget would be overrun (in which

case a budget increase would need to be approved by the board). This was clarified by identifying which accounts were covered by this motion which were:

- 5170 South Entrance Electricity
- 5190 South Entrance Water
- 5300 Community Center/Common Area Dumpster Rental
- 5320 Community Center/Common Area Water and Sewer
- **Community Center/Common Area Electricity and Gas** 5330
- 5350 Community Center/Common Area Other Building Maintenance (Supplies)
- 5360 Community Center/Common Area Improvements **Exterior**
- 5370 Community Center/Common Area Pavilion Maintenance
- 5450 Community Center/Common Area Tree Replant
- 5480 Community Center/Common Area Noxious Weed Control (ENPHA)
- 5600 Community Center/Common Area Trail Maintenance
- 5620 Community Center/Common Area Equipment
- 5730 Administrative Expenses Legal
- 5820 Administrative Expenses Annual Meeting
- 5830 Administrative Expenses Awards and Recognition
- 5860 Administrative Expenses Office Supplies and **Expenses**
- 5870 Administrative Expenses Computer Web Expense

B. Treasurer's Monthly Report

- 1. George indicated that we will continue our banking relationship with 1st Bank, using their investment vehicles as deemed appropriate (viz., CD's of appropriate durations).
- 2. We are projected to finish the year (2012) under budget.



- 3. It was proposed that we will proceed on the basis that the Annual Meeting will be held on March 23, 2013. Everyone agreed this was a good date for the Annual Meeting; we will proceed with efforts to communicate this date and make the necessary arrangements.
- 4. As a side conversation, it was reinforced that our Monthly Board meetings will be held on the second Thursday of each month at 4:00 PM at the community center. For those of us that are calendar challenged, this means that the Board Meeting dates for 2013 are:

Feb 14 Jan 10 Mar 14 Apr11 May 9 Jun 13 Jul 11 Oct 10 Aug 8 Sep 12

Nov 14 Dec 12

V. DRC Report

A. DRC Report

Pinki reported that the building of a new house has been "kicked-off" with the DRC.

B. The Board entertained discussion as to what should be done regarding the inappropriate removal of healthy trees by a property owner's property management company a few months ago.

Motion: It was moved by Peter and seconded by George that John Ahlquist contact the property owner to determine if a solution can be agreed to with the owner of the property since replanting decades-old trees of equivalent size is not feasible. There were 6 votes in favor and 1 against.

VI. Environmental

There was some minor discussion about a dead tree on a property that is being built on. Assurances were offered that it will need to be removed by the owner before a CO will be issued.

VII. Managers Reports

Compliance and Manager's Reports are included in Attachments A and B.

VIII. Current/New Business

- A. Website No discussion was held.
- B. Improving Adherence with Decs and Covenants

Pinki, George and Peggy Long will get together to set up a process of informing the DRC of new owners as the information becomes known to Peggy (generally the first person of responsibility to find out).

- C. Trash Document for Publication on Website FAQ Page has been sent to Rich. Details need to be worked out as to how the website will be modified to include the FAQ page. Dick to work on this with Rich.
- D. How Many Directors must vote for an issue for it to pass via email?

Peter agreed to rework the document that was previously compiled to include verbiage that covers not only face-to-face voting, but, voting by e-mail or phone and via the use of proxies so as to make sure our voting process covers all the situations currently used. This will be incorporated into the by-laws.

E. Do we want to use Survey Monkey to compile the next ENPHA address book?

It was agreed that if we want to compile an address book, sending out requests for the information would best be done with the annual meeting announcement. Care would need to be taken to not violate the new Colorado law which limits the ability of an HOA to publish such information. This will be a future agenda item.

IX. Executive Session

(None Needed.)

X. Adjournment

The meeting was adjourned at 5:42 PM.

Date of Next Meeting: January 10, 2013 at 4:00 PM.

Submitted by:

Dick Bochan, Secretary

Dick Borlian

Attachment A: Stuart Richardson's December, 2012 Manager's Report Attachment B: John Ahlquist's December 2012 Compliance Report Attachment C: Budget Worksheet provided by George Resseguie

December 2012 Manager's Report

Stuart Richardson

Community Center

- During November the Center was used for 7 events
- Conducted and inspection of the crawl space with Board Member John Taylor and inspected the buildings lower logs for rotting timber and structural problems.
 Following this inspection John had a building contractor review the structure who advised us on a regrading plan to reduce the soil elevations to get it back into code with a six inch lift separation between the ground and the log structure. This work will be conducted in the summer of 2013.
- During the month I cleaned and restocked the Center.
- Cleaned the storage shed and recycled some materials which were not needed in the future.

Open Spaces and Trails

 Removed the excess lumber from the Bull Lake Court bridge construction site back to the Center for use on next summer's similar bridge work repair on the Middle Court Bridge Project.

Golden Eagle Entrance

 I have worked in concert with two Board Members on the redesign of the South Golden Entrance for next summer's work projects. This design will be placed in next year's budget and work implemented next April/May. The new look will encompass changes to the rock wall, sign, plants and irrigation systems.

Attachment B

December 2012, Compliance Report

John Ahlquist

This has been a very slow month in compliance.

- The last of the original list of Trash Containers has been removed.
- Two new trash containers have appeared. One was removed after a phone call. The other is still a work in progress.
- One trailer appears to be part of an inside remodel. I will monitor it.
- All three trees that were in danger of falling on the roadway have been removed.

Attachment C

ENPHA 2013 BUDGET DRAFT 7 As of 12/14/2012

T		AIN	Forecast		Full Year	Total Budget	Prop	Proposed				
		11/30/12	Dec	101	Forecast	10r 2012	2013	T				
		Actual				Approved	Budget	get Proj	oj Details			
	REVENUE											
3010	3010 Income from Dues (784 x\$170)	\$ 131,870.72		\$ 131	\$ 131,870.72	\$ 133,280.00						
3040	3040 Community Center Rentals	\$ 1,600.00	\$ 200.00	S	1,800.00	\$ 2,000.00	\$ 2,	2,000.00	Same as 2012 budget	oudget		
3050	3050 BBQ Picnic fees	- 8		69	1	\$ 4,000.00	S	,	No picnic in 2013	13		
3100	3100 MPB Tree Spraying-tree marking only	•		69		- 8	S		No tree spraying in 2013	g in 2013		
3110	3110 Noxious Weed Spraying	\$ 2,632.50		\$ 2	2,632.50	\$ 2,900.00	\$ 2,	2,900.00	Same as 2012 budget	oudget		
3250	3250 Recovery of Unpaid Dues & Fees	\$ 812.14	\$ 100.00	\$ 0	912.14	\$ 1,000.00	\$ 1,	1,000.00	Same as 2012 b	Same as 2012 budget; confirm w/Peggy	NS SEA	
3300	3300 Other income			69	Ŧ		S					
3310	3310 Interest income	\$ 192.66	\$ 70.00	\$ 0	262.66	\$ 500.00		350.00	Up 15% from 2012 actual	012 actual		
3350		5		69								
	TOTAL REVENUE	\$ 137,108.02	\$ 370.00	49	137,478.02	\$ 143,680.00						
	SOUTH ENTRANCE											
5150	5150 Mowing & Maintenance	\$ 4,375.00	S	\$	4.375.00	\$ 4.675.00	\$ 2.	2,700.00	Raven 2013 quote	ote		
	Maintenance Lawn & Turf, incl. fertilizing			69	-			1,125.00	Raven 2013 quote	ote		
	Maintenance Beds. shrubs, and trees							3.425.00	N. Lunceford 2013 auote	2013 auote		
	Fertilize trees (deep root feed)							850.00	N. Lunceford 2013 quote	013 quote		
5160	5160 Irrigation Maintenance	\$ 1.340.07	S	\$	1.340.07	\$ 1.325.00	-	1.325.00	Raven 2013 quote	ote		
	Replace Irrigation System			69			\$ 15.	15,000.00 P	N. Lunceford 2013 quote	2013 quote		
	Hook-up with Raven Water			49	-		\$ 2,	2,500.00 P	Raven 2013 quote	iote		
5170	5170 Electricity	\$ 410.81	\$ 70.00	\$ 0	480.81	\$ 600.00		630.00	Up 5% from 2012	112		
	Replace electric wiring & equipment						S		Included in irri	Included in irrigation replacement, need quote	eed quote	
5179	5179 Ranch/Hideaway Forest	- 8	S	69	-	- 8	S					
5180	5180 Trees & Flowers	\$ 6,738.86	S	\$	6,738.86	\$ 3,600.00	\$	4,000.00	In addition to Is	In addition to landscaping plan		
5181	5181 Sub Association Projects	\$ 4,524.50	\$ 1,320.00	S	5,844.50	\$ 6,000.00	\$ 6.	6,000.00 P	Same as 2012			
5182	5182 Holiday Lighting	- \$	\$ 2,000.00	5	2,000.00	\$ 2,000.00	\$ 2,	2,000.00	Same as 2012			
5193	5193 Planting	- \$	- S	49	r	\$ 2,000.00	s		Combine with A/C 5180	A/C 5180		
	Landscape Plan		\$ 2,500.00	S	2,500.00		S	-	Quote from N. Lunceford	Lunceford		
	Landscape Improvements			\$	r		\$ 35,	35,000.00 P	Quote from N.	Quote from N. Lunceford; \$25K in 2014	2014	
5190	5190 Water	\$ 3,186.00	- S	S	3,186.00	\$ 3,600.00	\$ 3,	3,300.00	Per TOS, add 2% in 2013	% in 2013		
	TOTAL SOUTH ENTRANCE	\$ 20,575.24	\$ 5,890.00	69	26,465.24	\$ 23,800.00	\$ 77,	77,855.00				
						Less Projects	\$ (58,	(58,500.00)				
						Total S. Entrance	\$ 19,	19,355.00				
				+								
		VID	Forecast	\exists	Full Year	Total Budget	Proposed	osed				

1 of 5

ENPHA 2013 BUDGET DRAFT 7 As of 12/14/2012

COMMUNITY CENTER COMMON AREA S S	11.75 \$ \$ 11.75	0322 0 110881107	Approved 1,050.00 2,375.00 525.00 1,050.00 1,750.00 760.00	Budget \$ 1,125.00 \$ 1,600.00 \$ 600.00	Proj	
State						
\$ 913.43 \$ \$ 1,936.97 \$ 1,936.97 \$ 1,337.01 \$ \$ 1,219.08 \$ \$ 1,219.08 \$ \$ 1,219.01 \$ \$ 2,429.91 \$ S 2,429.91 \$ S 2,429.91 \$ S 2,822.22 \$ S 2,822.22 \$ S 2,822.22 \$ S 2,822.22 \$ S 2,162.33 \$ Feeding \$ 11,771.00 \$ S 2,429.12 \$ S 2,429.13 \$ S 2,429.12 \$ S 2,429.13 \$ S 2,439.13 \$						1 . 0000 0 . 1
\$ 1,936.97 \$ 1,936.97 \$ 1,210.08 \$ 1,219.08 \$ 750.00			1 1 1			Up 5% from 2012 actual
\$ 525.00 \$ 1.337.01 \$ \$ 1.347.01 \$ \$ 1.219.08 \$ \$ 2,429.91 \$						Raven 2013 quote
S 1,337.01 S						Raven 2013 quote
S 1,219.08 S				\$ 1,450.00		Per TOS, add 2% in 2013 from 2012 actual
Structural Engineering Plan Structural Engineering Plan Signa Signa Signa Signa Signa Structural Engineering Plan Signa Signa Signa Signa Signa Signa Signa Structural Engineering Plan				\$ 1,500.00		Up 5% from 2012 budget; 2012 actual includes \$300 for an energy audit
Structural Engineering Plan Stru				\$ 1,750.00		Raven 2013 quote
Structural Engineering Plan rior Sign HA Example Specific Spec						\$2K for pavilion repair in 2012; estimate \$500 for supplies
Structural Engineering Plan Tinor Sign HA EA The Sign The Si				\$ 5,000.00	գ	Per quote from R. Emarine
Sign Sign HAA Sign HAA S 2,882,22 \$ HAA S 2,162,53 \$ EProgram S 11,771,00 \$ S 11,771,00 \$ S 10,771,00 \$ S 10,771,0				\$ 4,000.00	Д	Per quote to J. Hopkins
Sign Fig. Sign				·	Д	Work no longer needed in 2013
Sign Sign HAA \$ 2.882.22 Rec \$ 2.162.53 S program \$ 11,771.00 S triol ENPHA \$ S triol ENPHA \$ S triol Program \$ 2.429.12 S triol Program \$ 562.22 S triol Program \$ 562.22 S triol Program \$ 1.755.89 S triol Program \$ 562.22 S triol Program \$ 6 49,793.52				\$ 500.00		Use 2012 budget; assume no "big" expense (wall repair)
HA tree tr				·	Ъ	Defer to 2014
S			3,000.00	\$ 2,000.00		2013 estimate (from Stuart)
g Program \$ 11,771.00 \$ g Program \$ \$ mrol ENPHA \$ \$ mrol Program \$ 2,429.12 \$ mrol Program \$ 2,429.12 \$ mrol Program \$ 2,52.28 \$ MUUNITY/COMMION AREA \$ 29,218.28 \$ \$ 49,793.52 \$		\vdash	,	\$ 1,000.00		\$2K in 2012; 2013 estimate from Stuart
S		H	\$ 10,250.00	\$ 1,600.00		No MPB spraying; spray/feed 80 spruce @ \$20
S	-	r	,	- \$		No MPB spraying program in 2013
1	-		\$ 300.00	\$ 1,000.00		Assume added activity in 2013
Autol Program \$ 2,429.12 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	-	- 8	,	\$ 250.00		2013 estimate (from Stuart)
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L COMMUNITY/COMMON AREA \$ 29.218.28 \$ \$ 49,793.52	307.00	869.22 \$	150.00	\$ 250.00		2013 estimate (from Stuart)
L COMMUNITY/COMMON AREA \$ 29,218.28 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	-	\$ 255.89	,	\$ 100.00		2013 estimate (from Stuart)
	1,568.75 \$	30,787.03	\$ 27,690.00	\$ 27,125.00	1_	
		I	Less Projects	\$ (9,000.00)		
			Total Community	\$ 18,125.00		
		1				
	+	$^{+}$				
YID For	Forecast	Full Year	Total Budget	Proposed	_	

2013 Budget Draft 7

Page 8

ENPHA 2013 BUDGET DRAFT 7 As or 12/14/2012

ADMINISTRATIVE EXPENSES 5/10	6,817.00 \$	\$ 6.817.00 \$ 8.200.00 \$ 2.463.35 \$ 4.222.39 \$ 950.00 \$ 180.00 \$ 180.00 \$ 381.69 \$ 581.69 \$ 581.69 \$ 175.00 \$ 183.83 \$ 581.60 \$ 581.60 \$ 581.60 \$ 581.60 \$ 75	\$ 6,600.00 \$ 10,000.00 \$ 1,200.00 \$ 1,200.00 \$ 1,200.00 \$ 1,200.00 \$ 4,725.00 \$ 5,000.00 \$ 1,000.00 \$ 1,000.00 \$ 250.00 \$ 1,000.00 \$	\$ 7,000,000 \$ 8,400,000 \$ 4,200,000 \$ 1,200,000 \$ 1,200,000 \$ 4,700,000 \$ 4,700,000 \$ 5,000,000 \$ 1,000,000 \$ 1,00	2013 quote from State Farm 2013 contract 2012 actual + 15% 2012 actual + 15% 2013 contract 2013 contract 2013 contract 2013 contract 2013 contract 2013 contract 2012 contract 15e 2012 budget 15e 2012 budget 15e 2012 actual discuss w/Peggy No picnic in 2013 Avg_2012 actual/budget 15e 2012 actual + 5% Includes web hosting billing (\$150 3 yrs) from Rich Use 2012 budget; new contract for 2013	from Rich
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S	S S S S	\$ 30,792.00 \$ \$ 61,229.50 \$ 118,481.77			Use 2012 budget; new contract for 2013	
5900 Independent contractors \$ 28,22	SSS	\$ 61,229.50 \$ 118,481.77	\$ 76,182.00 \$ 127,672.00 \$ 16,008.00 \$ 11,150.00			
S	SS	\$ 61,229.50	\$ 76,182.00 \$ 127,672.00 \$ 16,008.00 \$ 11,150.00			
TOTAL ADMINISTRATIVE EXP \$ 58,167,08	S	\$ 118,481.77	\$ 127,672.00 \$ 16,008.00 \$ 11,150.00		_	
TOTAL EXPENSES \$ 107,960.60			\$ 16,008.00	\$ 168,337.00		
cy> before reserve						
	29,147.42 \$ (10,151.17) \$	18,996.25				
2010 reserves additions \$ 11,15	1,150.00 \$ -	11,150.00		\$ 11,150.00		
Year to date excess <deficiency> \$ 17,99</deficiency>	7,997.42 \$ (10,151.17)	\$ 7,846.25	\$ 4,858.00			
Memo: Total Expense				\$ 169,337.00		
Less Projects:				\$ (67,500.00)		
Revised Actual				\$ 101,837.00		
	9					
	v - 23					
	2 1					
BALANCE	INCE 2012	2012 Year-	2013	2013 Year-		DUES CALCULATION

3 of 5

ENPHA 2013 BUDGET DRAFT 7 As of 12/14/2012

Confirm	Confirm reserve levels w/Stuart (*)									L			2012	2013	
											Expenses		\$ 127,672	\$ 101	101,837
209	6070 Building Seal & Stain	\$	4,000	\$ 5(\$ 009	4,500	\$ 200	*	\$ 5,0	5,000	Less MPB		- \$		
809	6080 Furnace & Water Heater	S	2,500		\$ 052		\$ 750	*	\$ 4,0	4,000	Less Misc Revenue		\$ (10,400)	S	(6,250)
609	6090 Pavilion Stain	69	2,500		250 \$	-	\$ 250	*	\$ 3,0	3,000	Subtotal		\$ 117,272	\$ 95	95,587
610	6100 Driveway Surfacing	\$	7,500		250 \$	-	\$ 250	*	\$ 8,0	8,000	Less MPB Revenue		- \$	S	
611	6110 Interior Furniture & Maintenance	\$	1,300		400 \$	1,700 \$	\$ 400	*	\$ 2,	2,100	Subtotal		\$ 117,272	\$ 95	95,587
612	6120 Building Roof & Siding	\$	8,000	Ş	\$ -	8,000	\$	*	\$ 8.0	8,000	Plus Reserve Increase		\$ 11,150	\$ 11	11,150
613	6130 Legal	69	25,000	\$ 5,000	\$ 00	30,000	\$ 5,000		\$ 35,0	35,000	Total Dues Required		\$ 128,422	\$ 106	106,737
614	6140 Water & Imigation	S	3,500	S 7:	\$ 052	4,250 \$	\$ 750	*	\$ 5,0	5,000	#Properties		\$ 783	s	782
615	6150 Wildfire Mitigation	\$	8,500		\$ 052	9,250	\$ 750			10,000	Dues Required		\$ 164.01	\$ 13	136.49
616	6160 Contingency	69	15,000		2,500 \$	17,500 \$	\$ 2,500			20,000	Dues Assessed		\$ 170.00	OBL	
					\vdash	\vdash									
		69	77,800	\$ 11,150	\$ 05	88,950	\$ 11,150		\$ 100,100	100					1
	Memo: Project List (Not Prioritized)				Fund	ing Availa	Funding Available for Projects	cts							
	Hook up with Raven Irrigation	69	2,500		Targe	Target 2013 dues amount	s amount		\$ 170	170.00					
	Replace imgation system	∽	15,000		Estim	ated 2013	Estimated 2013 dues amount			(64)					
	Subassociation projects	69	6,000		Unapi	Unapplied dues			\$ 33	33.51					
	Landscape Improvements	S	35,000		# Proj	# Properties				782	Added one lot or	Added one lot on Black Hawk Circle	cle		
	C. Center Roof Work	s	1		Fund	ing Availab	Funding Available for Projects		\$ 26,204.82	.82					
	C. Center Drainage Project	s	2,000												
	C. Center Architectual Plan	S	4,000		Proje	Project List Funding	ding		\$ 67,500.00	00'					
	C. Center Structural Engineering Plan	S	-												
	C. Center New Sign	s	1		Fundi	Funding Shortfall in 2013	Il in 2013		\$ (41,295.18)	(81.3)					
	Total Projects	S	67,500												
					Note:	Use 2013	Note: Use 2013 Imgation reserve		\$ 12,500.00	00.0					
					(see f	(see following page)	age)								
					Fundi	Funding Shortfall in 2013	Il in 2013		\$ (28,795.18)	(313)					
					Cove	Cover with unapplied cash	plied cash		\$ 30,0	30,000					
					Variance	nce			\$ 1,	1,205					
										-					
										$\frac{1}{2}$					
						\exists		+		-					
					$\frac{1}{2}$	Proposal	osal	=							

ENPHA 2013 BUDGET DRAFT 7 As of 12/14/2012

										þ									
					4,000 No resurfacing; crack repair only				2013	2,500 Project complete; funding not needed			x						
Notes					No resurfacing;				Added costs in 2013	Project complet			4,000 New 2014 project				886		
Revised Reserve Balance @ Year- end 2013		\$ 5,000	\$ 4,000	\$ 3,000	\$ 4,000	\$ 12,100	\$ 8,000	\$ 35,000	. 8	\$ 2,500	\$ 20,000	\$ 25,000	\$ 4,000	- 8	- 8	\$ 122,600			
Release funds Revised Reserve Notes from the placement Balance @ Year of irrigation end 2013 system at the S. Golden Eagle entrance									\$ (12,500)							\$ (12,500)			
Adjust wildfire mitigation funds					(4,000)				7,500	(7,500)			4,000			₹.			
Mdj mit					S				S	w			S			69			-
2013 Additions 2013 Year-end Add \$35K from Revised Reserve Inapplied cash Balances @ Year-to selected end 2013 reserve accounts; release remainder for projects (see aroung)		5,000	4,000	3,000	8,000	12,100	8,000	35,000	5,000	10,000	20,000	25,000	-			135,100			
sh Bal		69	69			\$ 000	9	1	69	69	69	\$ 000	\$ -	-		\$ 000		7 - 1	
Add \$35K from unapplied cash to selected reserve accounts; release remainder for projects (see above)	(2.00)	69	69	\$	\$	\$ 10,000	69	\$	89	69	69	\$ 25,000	8	69		\$ 35,000			
Balance		5,000	4,000	3,000	8,000	2,100	8,000	35,000	5,000	10,000	20,000		-			100,100		ure.	
ns 20	-	\$ 009	\$ 092	250 \$	250 \$	400 \$	9	\$ 0000'9	\$ 092	\$ 092	2,500 \$	9	\$ -			\$ 09		ble fut	
2013 Addition		S	S	S	S	8	s	\$ 5,0	S	S	\$ 2,5	S	S			\$ 11,150	1000	r the forseeable future.	
REALLOCATION OF LINADDLIFD CASH	Reserve Accounts	6070 Building Seal & Stain	6080 Fumace & Water Heater	6090 Pavilion Stain	6100 Driveway Surfacing	6110 Community Center Improvements & Maintenance	6120 Building Roof & Siding	6130 Legal	6140 Water & Irrigation (S. Golden Eagle Entrance)	6150 Wildfire Mitigation	6160 Contingency	6170 Entrances (South/Middle/North)	6180 Community Center Sign Project			Total Reserves		Assumption: Continue annual \$11,150 reserve contribution for	
FALL	Reserv	9	9)9	9	6	9	9	0	9	6	6	9					Assun	