

Eagle Ranch Association
3500
Replacement Fund

Beginning Balance a of 12/31/2022 \$2,049,509.83

Reserve Funds

Transfer 2022 Income to the Reserve	538,399.74	
Reserve Assessments	63,117.00	
Reserve Interest	7,508.16	
Edward Jones Unrealized Change in Value on Investment (g	(2,991.92)	
Total Income		\$ 606,032.98

Reserve Expenses

	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>
<u>FF&E</u>			
Admin PC (1)	0.00	1,844.81	1,844.81
Admin PC (2)	0.00	1,844.81	1,844.81
<u>Alleys</u>			
Alleys (Parcel B Back Alley, 600 lineal feet) - Asphalt Overlay	23,495.50	48,689.51	25,194.01
Alleys (Parcel B, 2,700 lineal feet) - Asphalt Overlay	0.00	106,696.20	106,696.20
Alleys (Parcel D , 3,400 lineal feet) - Asphalt Overlay	0.00	153,766.11	153,766.11
<u>Irrigation</u>			
Aidan's Park and Parcel	0.00	9,270.00	9,270.00
Newquist Park	0.00	8,000.00	8,000.00
Parcel R Haystacker (Sawmill Cir) Pocket Park Irrigation	0.00	10,746.47	10,746.47
<u>Parks</u>			
Aidan's Park and Parcel Structure	0.00	7,210.00	7,210.00
Parcel L Harrier Cir. Pocket Park Chip Replacement	0.00	4,701.01	4,701.01
Parcel R Haystacker (Sawmill Cir) Pocket Park Play Structur	0.00	29,054.94	29,054.94
Tree Replacement	22,500.00	11,940.52	(10,559.48)
<u>Recreation Paths</u>			
Brush Creek Park-Capitol St – Sylvan Lake Rd (6700 lf)	0.00	87,370.00	
Brush Creek Park-Founders Ave – Brush Creek Rd (1700 lf)	0.00	11,330.00	11,330.00
East Haystacker	0.00	8,992.37	8,992.37
Sylvan Lake -Robins Egg Ln (3100 lf)	15,030.00	18,540.00	3,510.00
Brush Creek Fish Pond	12,690.00	20,751.61	8,061.61

Unscheduled Reserve Expenses