

# HIGH SIERRA PROPERTY OWNERS ASSOCIATION

## ASPHALT SEALING ONLY ON THE GOOD ROADS

### RESERVE STUDY

#### 2009

<b>RESERVE TYPE:</b>	<b>COMPREHENSIVE ON-SITE VISUAL INSPECTION</b>
<b>FISCAL YEAR</b>	<b>JANUARY 1ST THRU DECEMBER 31ST</b>
ASSOCIATION ACTIVE DATE	1972
<b>NUMBER OF LOTS</b>	<b>169</b>
LAST RESERVE STUDY	Unknown
ESTIMATED RESERVE BALANCE AS OF DECEMBER 31, 2009 (\$51K = \$8,800K in Operating and \$42,200K Reserves)	\$42,200
ESTIMATED ACCRUAL RESERVE BALANCE AS OF DECEMBER 31, 2009	\$45,045
ESTIMATED RESERVE BALANCE DEFICIT	-\$2,845
ESTIMATED RESERVE BALANCE DEFICIT PER LOT BASIS	-\$17
<b>BASED UPON STRAIGHT LINE PERCENT FUNDED</b>	<b>93.68%</b>

**RESERVE STATUS** **ADEQUATE FUNDING**

INFLATION FACTOR PER CALIFORNIA CIVIL CODE 1365	2.50%
2010 STRAIGHT LINE ANNUAL RESERVES	\$8,146
2009 RESERVE CONTRIBUTION	\$3,300

**30-YEAR RESERVE FUNDING PLAN**

2010 Fiscal Year Contribution
2010 Estimated Reserve Expenses
30 Year Plan Estimated Balance Special Assessment Not Needed
Annual Contribution Per Lot is \$30 for Fiscal Year 2010

Fiscal Year	(A) Estimated Reserve Expenses	(B) Contingency 2.5%	(A+B)=(C) Estimated Total Reserve Expenses	(D) Annual Reserve Contribution	Cash=(D)-(C)=(E) Estimated Reserve Fund Balance	(D) divided /169 Lots Annual Reserve Contribution Per Lot	Difference (+/-) Percentage
<b>2010</b>	\$16,026	\$401	\$16,427	\$5,070	\$30,843	\$30	53.64%
2011	\$1,062	\$27	\$1,089	\$5,374	\$35,129	\$32	6.00%
2012	\$2,311	\$58	\$2,369	\$5,697	\$38,456	\$34	6.00%
2013	\$2,692	\$67	\$2,760	\$6,038	\$41,735	\$36	6.00%
2014	\$13,020	\$326	\$13,346	\$6,401	\$34,790	\$38	6.00%
2015	\$20,463	\$512	\$20,975	\$6,785	\$20,601	\$40	6.00%
2016	\$4,681	\$117	\$4,798	\$7,192	\$22,995	\$43	6.00%
2017	\$594	\$15	\$609	\$7,623	\$30,009	\$45	6.00%
2018	\$5,726	\$143	\$5,870	\$8,081	\$32,220	\$48	6.00%
2019	\$3,309	\$83	\$3,392	\$8,566	\$37,394	\$51	6.00%
2020	\$20,335	\$508	\$20,843	\$9,080	\$25,630	\$54	6.00%
2021	\$4,246	\$106	\$4,353	\$9,624	\$30,902	\$57	6.00%
2022	\$0	\$0	\$0	\$10,202	\$41,103	\$60	6.00%
2023	\$3,446	\$86	\$3,532	\$10,814	\$48,385	\$64	6.00%
2024	\$20,411	\$510	\$20,922	\$11,463	\$38,926	\$68	6.00%
2025	\$23,008	\$575	\$23,583	\$12,151	\$27,494	\$72	6.00%
2026	\$1,539	\$38	\$1,577	\$12,880	\$38,796	\$76	6.00%
2027	\$4,108	\$103	\$4,211	\$13,652	\$48,238	\$81	6.00%
2028	\$21,720	\$543	\$22,263	\$14,471	\$40,446	\$86	6.00%
2029	\$19,473	\$487	\$19,960	\$15,340	\$35,827	\$91	6.00%
2030	\$29,636	\$741	\$30,377	\$16,260	\$21,710	\$96	6.00%
2031	\$5,100	\$127	\$5,227	\$17,236	\$33,719	\$102	6.00%
2032	\$0	\$0	\$0	\$18,270	\$51,988	\$108	6.00%
2033	\$8,294	\$207	\$8,501	\$19,366	\$62,854	\$115	6.00%
2034	\$23,766	\$594	\$24,360	\$20,528	\$59,022	\$121	6.00%
2035	\$29,452	\$736	\$30,188	\$21,760	\$50,593	\$129	6.00%
2036	\$6,150	\$154	\$6,304	\$23,065	\$67,355	\$136	6.00%
2037	\$30,966	\$774	\$31,740	\$24,449	\$60,064	\$145	6.00%
2038	\$5,271	\$132	\$5,403	\$25,916	\$80,578	\$153	6.00%
2039	\$12,085	\$302	\$12,387	\$27,471	\$95,661	\$163	6.00%

*Based upon this current reserve study and other information available it is estimated that the reserve account balance WILL BE sufficient at the end of each year to meet the Association's obligation for repair and/or replacement of major components during the next 30 years. By using our 30 Year Reserve Funding Plan, a Special Assessment WOULD NOT BE necessary to fund the reserves if this funding plan is followed.*

# High Sierra Property Owners Association

## MAJOR COMPONENTS LIFE ANALYSIS

COMPONENT	LIFE REMAINING	NEXT DISBURSEMENT DATE	CONDITION
<b>PAINTING AND/OR SEALING</b>			
Metal Gates (Front & Back)	1	2011	Poor: Component has no life expectancy remaining and should be replaced.
Wrought Iron Stair Railings	1	2011	Poor: Component has no life expectancy remaining and should be replaced.
Sealing of Wood Signs & Benches	1	2011	Poor: Component has no life expectancy remaining and should be replaced.
Painting Wood of A-Frame Entry Sign	3	2013	Good: Component at least half of the life expectancy remaining.
Lower & Lower Pump House	4	2014	New/Good: Component is has been recently replaced or repaired to new condition.
Storage Shed	4	2014	Good: Component at least half of the life expectancy remaining.
Sealing of Propane Fence	1	2011	Poor: Component has no life expectancy remaining and should be replaced.

## REPLACEMENT COST

### 30-YEAR RESERVE FUNDING PLAN

Major Component	Metal Gates (Front & Back)	Wrought Iron Stair Railings	Sealing of Wood Signs & Benches	Painting Wood of A-Frame Entry Sign	Lower & Lower Pump House	Storage Shed	Sealing of Propane Fence
<b>Quantity</b>	2	1	1	1	640	448	72
<b>Unit of Measure</b>	Each	All	All	Each	Each	Sq. Ft.	Sq. Ft.
<b>Unit Cost</b>	150	150	500	500	1.20	1.20	1.20
<b>Replacement Cost</b>	\$300	\$150	\$500	\$500	\$768	\$538	\$86
<b>Useful Life</b>	5	5	5	5	5	5	5
<b>Remaining Life</b>	1	1	1	3	4	4	1
<b>Annual Reserves</b>	\$60	\$30	\$100	\$100	\$154	\$108	\$17
<b>Accrued Reserves</b>	\$240	\$120	\$400	\$200	\$154	\$108	\$69
<b>Next Disbursement</b>	<b>2011</b>	<b>2011</b>	<b>2011</b>	<b>2013</b>	<b>2014</b>	<b>2014</b>	<b>2011</b>
2010	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2011	\$308	\$154	\$513	\$0	\$0	\$0	\$89
2012	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2013	\$0	\$0	\$0	\$538	\$0	\$0	\$0
2014	\$0	\$0	\$0	\$0	\$848	\$593	\$0
2015	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2016	\$348	\$174	\$580	\$0	\$0	\$0	\$100
2017	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2018	\$0	\$0	\$0	\$609	\$0	\$0	\$0
2019	\$0	\$0	\$0	\$0	\$959	\$671	\$0
2020	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2021	\$394	\$197	\$656	\$0	\$0	\$0	\$113
2022	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2023	\$0	\$0	\$0	\$689	\$0	\$0	\$0
2024	\$0	\$0	\$0	\$0	\$1,085	\$760	\$0
2025	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2026	\$445	\$223	\$742	\$0	\$0	\$0	\$128
2027	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2028	\$0	\$0	\$0	\$780	\$0	\$0	\$0
2029	\$0	\$0	\$0	\$0	\$1,228	\$859	\$0
2030	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2031	\$504	\$252	\$840	\$0	\$0	\$0	\$145
2032	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2033	\$0	\$0	\$0	\$882	\$0	\$0	\$0
2034	\$0	\$0	\$0	\$0	\$1,389	\$972	\$0
2035	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2036	\$570	\$285	\$950	\$0	\$0	\$0	\$164
2037	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2038	\$0	\$0	\$0	\$998	\$0	\$0	\$0
2039	\$0	\$0	\$0	\$0	\$1,572	\$1,100	\$0

# High Sierra Property Owners Association

## MAJOR COMPONENTS LIFE ANALYSIS

COMPONENT	LIFE REMAINING	NEXT DISBURSEMENT DATE	CONDITION
<b>PAINTING AND/OR SEALING</b>			
Painting Kiosk Center	1	2010	Good: Component at least half of the life expectancy remaining.
<b>ASPHALT/CONCRETE (Asphalt approx 3 miles by 15')</b>			
Asphalt- Overlay	1	2010	Poor: Component has minimal to no life expectancy remaining.
Asphalt - Seal	1	2010	Poor: Component has minimal to no life expectancy remaining.
Asphalt - Overlay	11	2020	Good: Component at least half of the life expectancy remaining.
Asphalt - Seal	1	2010	Poor: Component has minimal to no life expectancy remaining.
Concrete Slabs & Stairs/Landing	28	2037	Good: Component at least half of the life expectancy remaining.
Dock Recovering - Carpet	8	2017	New/Good: Component is has been recently replaced or repaired to new condition

## REPLACEMENT COST

### 30-YEAR RESERVE FUNDING PLAN

Major Component	Painting Kiosk Center	Asphalt- Overlay	Asphalt - Seal	Asphalt - Overlay	Asphalt - Seal	Concrete Slabs & Stairs/Landing	Dock Recovering - Carpet
<b>Quantity</b>	1	188,480	188,480	49,120	49,120	548	225
<b>Unit of Measure</b>	Each	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.
<b>Unit Cost</b>	150	1.51	0.30	1.51	0.30	6.00	2.22
<b>Replacement Cost</b>	\$150	\$285,000	\$56,544	\$74,171	\$14,736	\$3,288	\$500
<b>Useful Life</b>	5	20	5	20	5	30	10
<b>Remaining Life</b>	1	1	1	11	1	28	8
<b>Annual Reserves</b>	\$30	\$0	\$0	\$0	\$2,947	\$110	\$50
<b>Accrued Reserves</b>	\$120	\$0	\$0	\$0	\$11,789	\$219	\$100
<b>Next Disbursement</b>	<b>2010</b>	<b>2010</b>	<b>2010</b>	<b>2020</b>	<b>2010</b>	<b>2037</b>	<b>2017</b>
2010	\$150	\$0	\$0	\$0	\$14,736	\$0	\$0
2011	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2012	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2013	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2014	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2015	\$170	\$0	\$0	\$0	\$16,672	\$0	\$0
2016	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2017	\$0	\$0	\$0	\$0	\$0	\$0	\$594
2018	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2019	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2020	\$192	\$0	\$0	\$0	\$18,863	\$0	\$0
2021	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2022	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2023	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2024	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2025	\$217	\$0	\$0	\$0	\$21,342	\$0	\$0
2026	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2027	\$0	\$0	\$0	\$0	\$0	\$0	\$761
2028	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2029	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2030	\$246	\$0	\$0	\$0	\$24,147	\$0	\$0
2031	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2032	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2033	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2034	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2035	\$278	\$0	\$0	\$0	\$27,320	\$0	\$0
2036	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2037	\$0	\$0	\$0	\$0	\$0	\$6,404	\$974
2038	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2039	\$0	\$0	\$0	\$0	\$0	\$0	\$0

# High Sierra Property Owners Association

## MAJOR COMPONENTS LIFE ANALYSIS

COMPONENT	LIFE REMAINING	NEXT DISBURSEMENT DATE	CONDITION
<b>ROOFS</b>			
Lower Pump House - Shingle	10	2019	Good: Component at least half of the life expectancy remaining.
Upper Pump House - Metal	19	2028	New/Good: Component is has been recently replaced or repaired to new condition.
Storage Shed - Shingle	10	2019	Good: Component at least half of the life expectancy remaining.
Kiosk - Shingle	1	2010	Poor: Component has no life expectancy remaining and should be replaced.
<b>PUMP HOUSE/SHED REPLACEMENT</b>			
Lower Pump House - Replace	20	2029	Good: Component at least half of the life expectancy remaining.
Upper Pump House - Replace	34	2043	New/Good: Component is has been recently replaced or repaired to new condition.
Storage Shed - Replace	15	2024	Good: Component at least half of the life expectancy remaining.

## REPLACEMENT COST

### 30-YEAR RESERVE FUNDING PLAN

Major Component	Lower Pump House - Shingle	Upper Pump House - Metal	Storage Shed - Shingle	Kiosk - Shingle	Lower Pump House - Replace	Upper Pump House - Replace	Storage Shed - Replace
<b>Quantity</b>	136	136	248	40	96	96	192
<b>Unit of Measure</b>	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.	Sq. Ft.
<b>Unit Cost</b>	3.50	3.50	3.50	3.50	25.00	25.00	25.00
<b>Replacement Cost</b>	\$476	\$476	\$868	\$140	\$2,400	\$2,400	\$4,800
<b>Useful Life</b>	15	20	15	14	35	35	35
<b>Remaining Life</b>	10	19	10	1	20	34	15
<b>Annual Reserves</b>	\$32	\$24	\$58	\$10	\$69	\$69	\$137
<b>Accrued Reserves</b>	\$159	\$24	\$289	\$130	\$1,029	\$69	\$2,743
<b>Next Disbursement</b>	<b>2019</b>	<b>2028</b>	<b>2019</b>	<b>2010</b>	<b>2029</b>	<b>2043</b>	<b>2024</b>
2010	\$0	\$0	\$0	\$140	\$0	\$0	\$0
2011	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2012	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2013	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2014	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2015	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2016	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2017	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2018	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2019	\$594	\$0	\$1,084	\$0	\$0	\$0	\$0
2020	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2021	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2022	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2023	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2024	\$0	\$0	\$0	\$198	\$0	\$0	\$6,782
2025	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2026	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2027	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2028	\$0	\$742	\$0	\$0	\$0	\$0	\$0
2029	\$0	\$0	\$0	\$0	\$3,837	\$0	\$0
2030	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2031	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2032	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2033	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2034	\$861	\$0	\$1,570	\$0	\$0	\$0	\$0
2035	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2036	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2037	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2038	\$0	\$0	\$0	\$280	\$0	\$0	\$0
2039	\$0	\$0	\$0	\$0	\$4,911	\$0	\$0

# High Sierra Property Owners Association

## MAJOR COMPONENTS LIFE ANALYSIS

COMPONENT	LIFE REMAINING	NEXT DISBURSEMENT DATE	CONDITION
<b>PUMP HOUSE/SHED REPLACEMENT</b>			
Kiosk Center	15	2024	Good/Fair: Component at least half and/or minimal life expectancy remaining.
<b>FENCES/GATES/RAILINGS</b>			
Wood & Barb Wire Fence (Perimeter)	20	2029	Fair/Poor: Component has minimal to no life expectancy remaining.
Wood Propane Fence	5	2014	Fair/Poor: Component has minimal to no life expectancy remaining.
Front & Back Swing Gates	15	2024	Good: Component at least half of the life expectancy remaining.
Wrought Iron Stair Railings	15	2024	Good: Component at least half of the life expectancy remaining.
<b>MECHANICAL</b>			
Water Tank	38	2047	Good: Component at least half of the life expectancy remaining.
Lower Generator	19	2028	New/Good: Component is has been recently replaced or repaired to new condition.

## REPLACEMENT COST

### 30-YEAR RESERVE FUNDING PLAN

Major Component	Kiosk Center	Wood & Barb Wire Fence (Perimeter)	Wood Propane Fence	Front & Back Swing Gates	Wrought Iron Stair Railings	Water Tank	Lower Generator
<b>Quantity</b>	1	8,475	36	2	60	1	1
<b>Unit of Measure</b>	Each	Ln. Ft.	Each	Each	Ln. Ft.	Each	Each
<b>Unit Cost</b>	1000	1.00	15.00	1000	50.00	33000	9950
<b>Replacement Cost</b>	\$1,000	\$8,475	\$540	\$2,000	\$3,000	\$33,000	\$9,950
<b>Useful Life</b>	35	40	20	30	30	50	20
<b>Remaining Life</b>	15	20	5	15	15	38	19
<b>Annual Reserves</b>	\$29	\$212	\$27	\$67	\$100	\$660	\$498
<b>Accrued Reserves</b>	\$571	\$4,238	\$405	\$1,000	\$1,500	\$7,920	\$498
<b>Next Disbursement</b>	<b>2024</b>	<b>2029</b>	<b>2014</b>	<b>2024</b>	<b>2024</b>	<b>2047</b>	<b>2028</b>
2010	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2011	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2012	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2013	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2014	\$0	\$0	\$596	\$0	\$0	\$0	\$0
2015	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2016	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2017	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2018	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2019	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2020	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2021	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2022	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2023	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2024	\$1,413	\$0	\$0	\$2,826	\$4,239	\$0	\$0
2025	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2026	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2027	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2028	\$0	\$0	\$0	\$0	\$0	\$0	\$15,519
2029	\$0	\$13,549	\$0	\$0	\$0	\$0	\$0
2030	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2031	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2032	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2033	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2034	\$0	\$0	\$977	\$0	\$0	\$0	\$0
2035	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2036	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2037	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2038	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2039	\$0	\$0	\$0	\$0	\$0	\$0	\$0

# High Sierra Property Owners Association

## MAJOR COMPONENTS LIFE ANALYSIS

COMPONENT	LIFE REMAINING	NEXT DISBURSEMENT DATE	CONDITION
<b>MECHANICAL</b>			
Upper Generator	5	2014	Fair/Poor: Component has minimal to no life expectancy remaining.
Solar System & Panels	28	2037	New/Good: Component is has been recently replaced or repaired to new condition.
Lower Well Pump	1	2010	Fair/Poor: Component has minimal to no life expectancy remaining.
Upper Well Pump	4	2013	New/Good: Component is has been recently replaced or repaired to new condition.
<b>REPLACEMENT OTHER</b>			
Signage (all metal & wood)	7	2016	Good: Component at least half of the life expectancy remaining.
Furnishings (recreational & benches)	7	2016	Good: Component at least half of the life expectancy remaining.
Reserve Study	3	2012	New: Component has been replaced or repaired to new condition.

## REPLACEMENT COST

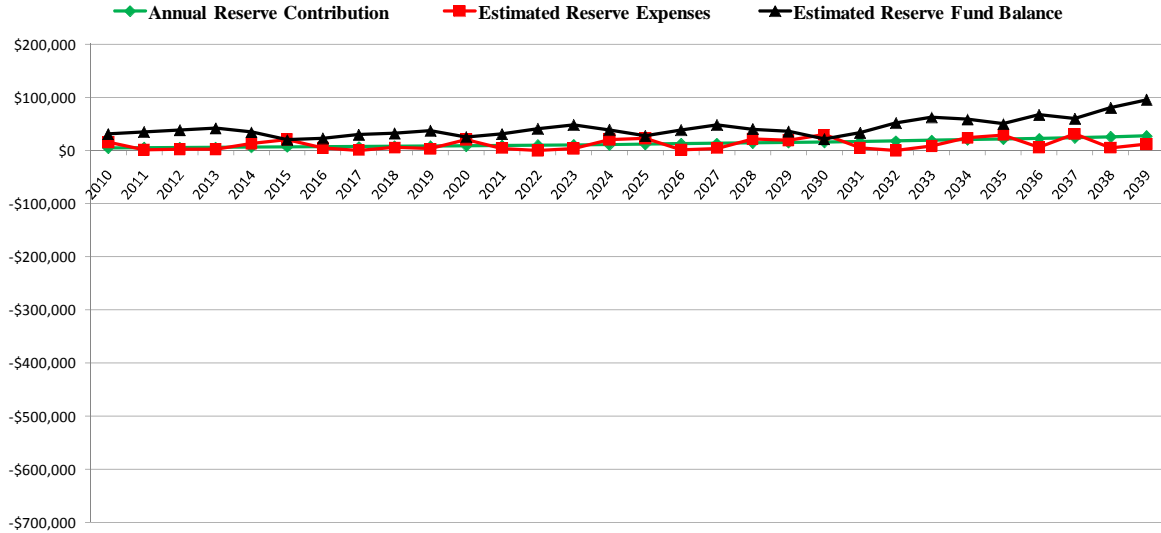
### 30-YEAR RESERVE FUNDING PLAN

Major Component	Upper Generator	Solar System & Panels	Lower Well Pump	Upper Well Pump	Signage (all metal & wood)	Furnishings (recreational & benches)	Reserve Study
<b>Quantity</b>	1	1	1	2	1	1	1
<b>Unit of Measure</b>	Each	All	Each	Each	All	All	Each
<b>Unit Cost</b>	9950	12110	1000	1000	2000	1000	2200
<b>Replacement Cost</b>	\$9,950	\$12,110	\$1,000	\$2,000	\$2,000	\$1,000	\$2,200
<b>Useful Life</b>	20	30	5	5	15	12	3
<b>Remaining Life</b>	5	28	1	4	7	7	3
<b>Annual Reserves</b>	\$498	\$404	\$200	\$400	\$133	\$83	\$733
<b>Accrued Reserves</b>	\$7,463	\$807	\$800	\$400	\$1,067	\$417	\$0
<b>Next Disbursement</b>	<b>2014</b>	<b>2037</b>	<b>2010</b>	<b>2013</b>	<b>2016</b>	<b>2016</b>	<b>2012</b>
2010	\$0	\$0	\$1,000	\$0	\$0	\$0	\$0
2011	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2012	\$0	\$0	\$0	\$0	\$0	\$0	\$2,311
2013	\$0	\$0	\$0	\$2,154	\$0	\$0	\$0
2014	\$10,983	\$0	\$0	\$0	\$0	\$0	\$0
2015	\$0	\$0	\$1,131	\$0	\$0	\$0	\$2,489
2016	\$0	\$0	\$0	\$0	\$2,319	\$1,160	\$0
2017	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2018	\$0	\$0	\$0	\$2,437	\$0	\$0	\$2,680
2019	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2020	\$0	\$0	\$1,280	\$0	\$0	\$0	\$0
2021	\$0	\$0	\$0	\$0	\$0	\$0	\$2,887
2022	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2023	\$0	\$0	\$0	\$2,757	\$0	\$0	\$0
2024	\$0	\$0	\$0	\$0	\$0	\$0	\$3,109
2025	\$0	\$0	\$1,448	\$0	\$0	\$0	\$0
2026	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2027	\$0	\$0	\$0	\$0	\$0	\$0	\$3,348
2028	\$0	\$0	\$0	\$3,119	\$0	\$1,560	\$0
2029	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2030	\$0	\$0	\$1,639	\$0	\$0	\$0	\$3,605
2031	\$0	\$0	\$0	\$0	\$3,359	\$0	\$0
2032	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2033	\$0	\$0	\$0	\$3,529	\$0	\$0	\$3,882
2034	\$17,997	\$0	\$0	\$0	\$0	\$0	\$0
2035	\$0	\$0	\$1,854	\$0	\$0	\$0	\$0
2036	\$0	\$0	\$0	\$0	\$0	\$0	\$4,181
2037	\$0	\$23,588	\$0	\$0	\$0	\$0	\$0
2038	\$0	\$0	\$0	\$3,993	\$0	\$0	\$0
2039	\$0	\$0	\$0	\$0	\$0	\$0	\$4,502

# HIGH SIERRA PROPERTY OWNERS ASSOCIATION RESERVE STUDY

*Based upon this current reserve study and other information available it is estimated that the reserve account balance WILL NOT BE sufficient at the end of each year to meet the Association's obligation for repair and/or replacement of major components during the next 30 years. By using our 30 Year Reserve Funding Plan, a Special Assessment WOULD BE necessary to fund the reserves if this funding plan is followed.*

### 30 YEAR FUNDING CHART



### 5 YEAR FUNDING CHART

