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# Return envelope

- 1. Proxy (we need these back from everyone, including members that plan to attend, by Feb 6th)
- 2. Contact information sheets

## ALDASORO RANCH HOMEOWNERS COMPANY

### NOTICE OF ANNUAL MEMBERS MEETING

## SATURDAY, FEBRUARY 09, 2013

@ 9:00 am

Aldasoro Ranch Barn
2012 Last Dollar Road
Airport Road to Last Dollar Road
First Right on Last Dollar Road is the Barn

It is very important that you read the information in this packet and indicate that you will be present or if you cannot be present who you will have voting your proxy. We need a minimum of 80 votes (a combination of attendees and proxies) to constitute a quorum and without your presence or proxy we cannot conduct a business meeting and move forward on many of the important business items facing the Homeowner's Company. We need all proxies returned including members that will attend by February 6th, 2013; as this allows us to set up ballots, seating etc. Please send the signed proxy form in to 307 Society Drive Unit C, Telluride CO. 81435, fax to 970-728-3426, or email to cslate@aldasororanch.com.

Thank you

#### Dear Aldasoro Ranch Homeowner's

Please find enclosed the 2013 Annual meeting packet; the colored paper sheets need to be returned to the office as soon as possible, Proxies must be returned by Feb 6, 2013 to ensure vote. You mail them back in the pre stamped envelope, fax to 970-728-3426 or e-mail <a href="mailto:cslate@aldasororanch.com">cslate@aldasororanch.com</a>. This year the Annual meeting will take place at the Aldasoro Ranch Barn; 2012 Last dollar Road <a href="mailto:at 9:00 am">at 9:00 am</a>. Airport Road to Last Dollar Road first right on Last Dollar is the Barn entrance. In an effort to save paper many items have been copied on the front and back of pages. Please contact us if you have any questions or need directions to the meeting. Food and beverages will be provided.

Aldasoro Ranch HOC Board of Directors Voting Ballot Two open seat available

# Open seats and who is running at this time; for seat on the Board of Directors

There are two open seats:

Banks Brown & Matt Mitchell are running as incumbents;

If you would like to run please send us a bio and we will get to the owners.

Floor nominations will be taken at the meeting.

#### **AGENDA**

# **Annual Members Meeting 2013 Aldasoro Ranch Homeowner's Company**

Date:

February 09, 2013

Time:

9:00 A.M. to 11:00A.M.

Place:

Aldasoro Ranch Barn 2012 Last Dollar Road Telluride, CO 81435

- 1. Sign-in
- 2. Proxy Notification
- 3. Establish Quorum
- 4. Set Agenda additions/deletions
- 5. Review/acceptance of minutes of Members meeting February 11, 2012
- 6. Announce date for 2014 annual members meeting February 15, 2014
- 7. Election/appointment of BOD-Via secret ballot
- 8. Treasurer's Report 8a. 2012 & 2013 budget review
- 9. 2012 Board reports

9a. Dog policy with the County

9b. Annual Report

9c. Water Report

- 10. Other Business
- 11. Results of Board election
- 12. Adjournment

#### **MINUTES**

#### ANNUAL MEMBERS MEETING

#### ALDASORO HOMEOWNERS COMPANY

**Date of Meeting:** February 11, 2012

Time of Meeting: 9:00 A.M.

Place of Meeting: Sheridan Opera House downstairs

Telluride, CO 8143

Meeting called to order at 9:15 am by President Banks Brown

- 1<sub>\*\*</sub> Sign In
- 2. Proxies (80 proxies needed) for quorum.
- 3. Quorum was established.104 proxies
- 4. Set Agenda additions/deletions

Matt Mitchell moved to add the ADA Policy to 8c.

Motion seconded and approved 104-0

5. Review and acceptance of the Minutes of Members meeting February 11, 2011

Pam Bennett moved to approve the minutes from February 11, 2011.

Motion seconded and passed. 104-0

- 6. Announce date for 2013 meeting 2<sup>nd</sup> Sat February 19, 2013
- 7. Treasurer's Report

Becky Ranta gave budget report and summary of savings

- 8. Board and Committee Reports
  - 8a. Banks Brown gave report on sale of lot 166R, lot 167 and the completion of the new PUD agreement.
  - 8b. Trail committee report

Matt Mitchell reviewed the completion of the trails during the summer, including required work from the county on the Breckenridge Trail and upcoming trail committee meetings to review possible trail additions

8c. ADA Dog Policy

Mick Francis reviewed ADA dog policy that owner must go through at the county level to be allowed an ADA dog.

8d. Annual Picnic 20<sup>th</sup> Anniversary ask everyone to return their information sheets so we could select a date

- 9. Election for one open BOD seats.
  - 9a. Incumbent Lionel Starr running for seat
  - 9b. Election opened to anyone else who wanted to run no motions made

9c. Secret Ballots were cast and counted by Marie Jauregui with the following

Lionel Starr 104-0

- 10. Annual Report for 2011
  - 10a. Annual Report

10b. Reminders to get in weed control waivers (new this year) & Address/emergency

10c. Road paving schedule and report

10d. Water Report

- 11. Other Business
- 12. Adjournment

12a. adjourned 11:00am

Approved on	,20
Secretary	

### AHOC Water Report 2013 2012 Review, Goals 2013

To: The Homeowners and Board of Directors

From: Nathan Pierce, ORC, and Field Operations Manager

**Date:** 1/10/2013

- Water quality In 2012 we tested for bacteria and viruses, which were not detected; and for nitrate, and nitrite levels, disinfection by-products, synthetic and volatile organic compounds, combined radium, combined uranium, fluoride, inorganic chemical groups, lead and copper, and gross alpha particles; all of which tested well below State Regulatory levels for health and safety. Passed our tri-annual State Inspection, with suggestions for upgrades that we will be completing. Drought conditions were in effect the entire summer and fall in which every ones cooperation was valuable and effective.
- Hydrant maintenance & flushing Filing 2 is scheduled for hydrant flushing and mainline valve maintenance this fall. This process is important in maintaining the proper standards of safety and distribution, as well as maintaining proper taste and odors in the water.
- Ditch Maintenance Maintaining Navike Ditches flows (on either side of Aguirre Road). The Carr and Waddle Ditch, which supplies water to the Lower Pond at Basque entrance, had improvements done, and will continue to be upgraded, eventually getting water around to Remine Drainage for supplementing our use of water in the wells there. Sheep and Adams Ditches are also running, but mostly for the rights our neighbor has in them.
- TAP Wells / Surface Water Rights / SMVC Joint Applications District 4 Water Court applications for access to the water table on San Miguel River, for surface rights to Remine Creek, and a joint application to distribute water to a potential neighboring subdivision have been reviewed and processed in State Court allowing us legal access to these water sources in the future. Monthly reporting on all water use.
- Operation. Maintenance on many operations and faults including chlorine analyzer, MIOX systems, computers, PRV's, pumps, piping, filters, and operations. Found and repaired many leaks, fittings, parts, electronics, and misc. within the distribution system; replaced parts with stainless steel where possible. Replaced SCADA computer for remote control of system. Maintenance on PS-2 pumps, replaced a failed VFD there as well. Upgraded lightning protection at PS-1 and PS-2. Began updating remote meter controls. Repaired gas meter. Removed hazardous trees near water tank.
- <u>2013</u> Continued upgrades to system and residential metering; operation of ditches; care and maintenance of entire system for safe and plentiful water supply. Plan to upgrade main pumps in PS-1 which will require removing the roof of the building and resetting it.
- Routine O & M responsibilities Daily routines and checks. Routine maintenance and maintenance sheet recording. Monitor 1 mainline tap. Respond to alarm call-outs. We are always available for any questions or concerns regarding the water system at (970) 729-1874, or <a href="maintenance-npierce@aldasororanch.com">npierce@aldasororanch.com</a>.

#### MANAGEMENT REPORT FOR 2013

In 2013 we continued with paving: lower Basque Blvd and Josefa Lane. Working with Mike from United we were able to score a deal on using recycled gravel for the shoulders and were able to save about \$50,000.00. We will continue paving this summer.

Summer of 2013 started out very dry and the State Water Engineers continued with the drought restrictions from summer of 2012. When the monsoons came in it helped the Telluride area and we had a nice July, Aug and September with lots of rain to green everything back up. Unfortunate only a small portion of the state received those nice summer showers. The state continues with the drought restrictions and as we get close to spring we will let the owners know if the restrictions will stay in effect. A lot will depend on the amount of snow fall this winter. A big thank you, to all of the owners, for your compliance with the restrictions.

Aldasoro Ranch owns its water system and it was build early at the start of the subdivision development. Last summer Nathan and Moe, working with Gary and a crane, removed the roof from PS1 and replaced the two pumps there. These pumps where over 17 years old. This year the pumps at PS2 will be replaced. The pumps have been ordered and will be put in as soon as they come in. We have been concerned with the age of much of the water system equipment and have been systematically budgeting and replacing old equipment, before it failed. Most of the old equipment, pumps etc. will be rebuilt and be on hand as spares.

2013 was another slow year for RETA, 3 homes sales for \$163,830.00 in RETA revenue. We are hoping for a better outlook in 2014 at the time this packet was being put together early January, we had one home and one lot under contract.

Two existing homes came through Design Review Board for additions to them. Both additions were approved and will begin in the spring of 2014. Another home came through DRB with some window changes and small exterior changes to one corner of the home and the front door entrance, work began late fall and continues. One owner working with the DRB will be doing a test fencing area around a grove of aspens.

The Board of Directors continues working with San Miguel County or possible changes to the PUD for dogs and fencing. After multiple work sessions and completion of the Wildlife assessment it became apparent that before any changes could be decided on, that the County Land Use Code must be changed or updated. The Board of County Commissioners voted to change the Land Use Code to allow dogs in San Miguel County, with the exceptions of existing PUD's. What does this mean for Aldasoro Ranch's? It means that at this time, there are still NO DOGS allowed on the Ranch except ADA dogs as we already have a PUD in place. The Board is working with Tom Kennedy (our Lawyer) and with the county at this time to move forward in the process to get our PUD changes to the BOCC. If the BOCC approves changes to the Aldasoro PUD then you the owners will vote on the changes, this will take a majority vote of 2/3<sup>rd</sup> of the owners. More information will be provided at the annual meeting.

Very good, do we want to say anything about the new ditches? Operations and etc??

#### HOMES FOR SALE IN ALDASORO RANCH

ADDRESS	ASKING PRICE	SQ FT	ACRES
113 JOQUIN ROAD	\$6,495,000.	4001-5000	2.81
115 AGUIRRE ROAD	\$4,995,000.	7000+	5.72
328 BASQUE BLVD	\$4,350,000.	7000+	9.6
107 AGUIRRE ROAD	\$3,749,000.	7000+	4.6
106 CRISTINAS WAY	\$3,650,000.	6001-7000	2.03
101 CRISTINAS WAY	\$3,395,000.	4001-5000	1
101 ALBERT J ROAD	\$3,195,000.	5001-6000	1.52
119 MIGUEL ROAD	\$2,950,000.	5001-6000	3.14
209 ALDASORO BLVD	\$2,893,000.	5001-6000	2.77
302 ALDASORO BLVD	\$2,650,000.	4001-5000	2.75
210 BASQUE BLVD	\$2,295,000.	4001-5000	3.11
217 E SERAPIO DRIVE	\$2,100,000.	5001-6000	3.4
120 ALBERT J ROAD	\$475,000.	3001-4000	2.12

#### LAND FOR SALE IN ALDASORO RANCH

ADDRESS	ASKING PRICE	ACRES
105 ALBERT J ROAD	\$995,000.	2.61
114 MIGUEL ROAD	\$895,000.	3.31
105 CRISTELLI LANE	\$835,000.	3.07
110 BASQUE BLVD	\$795,000.	1.76
110 MIGUEL ROAD	\$795,000.	3.5
108 CRISTELLI LANE	\$795,000.	2.81
31 CRISTINAS WAY	\$780,000.	4.18
101 PRUDENCIO LANE	\$745,000.	3.21
108 BASQUE BLVD	\$690,000.	2.01
BASQUE BLVD	\$645,000.	1.8
109 AGUIRRE ROAD	\$619,900.	2.77
ALDASORO BLVD	\$549,000.	2.12
216 E SERAPIO DRIVE	\$519,000.	1.82
102 ALDASORO BLVD	\$445,000.	2.78
213 E SERAPIO DRIVE	\$169,000.	2.88
116 W SERAPIO DRIVE	\$158,500.	1.34

## 2013 Budget Notes

Reading the budget sample:

Row 88A 6006 Property Maintenance-Roads this is a total of all the 6006 categories Row 89B 6006 Filing 1 Common this is a total of 90C to 96C

Rows 90C to 96C show the breakdown of expenses for the Filing one Common Road repair.

This year's budget expenses are very straight forward and expenses are based on 2013's expenses or bids that were received for work that will need done out of house. As for the past couple of years we have held expenses as low as possible and try to save were ever possible. Some items have been in the budget for 3 or 4 years as they could wait to be done and we did not have the extra income to do them. Major expenses this year are road paving and water system upgrades and replacements. Pumps in PS2 will be replaced due to age. Other items in the water maintenance are pumps being pulled and having maintenance done, replacing old worn meters and replacing some electronics and radio equipment. All of this keeps the water system running and up to legal standards.

The Board of Directors reviews the budget yearly and discusses expenses and income. As explained in last year's budget review to avoid large increases to the assessments the ten year budget has been set to increase assessments a hundred dollars per year. In the past the ten year budget was set up with three and four thousand dollar increases, with careful budgeting and good works on spending, these large increases were not necessary. In the past increases to the assessments were done in \$500.00 increments. Having small increases is not as hard to some members as having a large increase all at once. Aldasoro Ranch has some of the lowest assessments of other HOA's and continues to have one of the best financial standings.

If you have any questions on the budget please call Carla anytime at 970-729-2355.

# Aldasoro Ranch Homeowner's Company Profit & Loss January through December 2013

	Jan - Dec 13
Ordinary income/Expense	
Income 4001 Real Estate Transfer Asses 4005 Design Review Board Fees	163,830.36
4005.1 Design Plan Submission	500.00
Total 4005 Design Review Board Fees	500.00
4007 Monthly Water Fee 4008 Water Overage 4010 HOC Assessment 4020 Sunnyside & Other Payments 4020.3 PostOffice Bldgs Mtce 4020.4 Road Sweeping 4020.5 Snow Plowing	23,825.00 19,638.00 194,091.73 203.13 400.00 2,615.26 927.63
4020.6 Other Revenue	4,146.02
Total 4020 Sunnyside & Other Payments	23,34
4800 Interest Income 4900 Other Income 4900.1 Other income	1,922.95
Total 4900 Other Income	1,922.95
Total Income	407,977.40
Gross Profit	407,977.40
Expense Reconciliation Discrepancies 5000 Administration 5001 Payroll 5001.2 Field Op Supervisor 1 5001.3 Field Operations 5001-10 Office Manager 5001.4 Bonus Payout 5001.5 Payroll Tax 5001.6 Workman's Compensation 5001.7 Other Benefits 5001.8 Health Insurance Benefit 5001.9 Seasonal Employee 5001 Payroll - Other	59,328.00 40,906.68 59,328.00 1,750.00 13,569.98 4,833.00 7,303.66 13,287.26 16,941.25 0.00
Total 5001 Payroll	217,247.83
5002 Consulting Fees 5003 Logal 5003.1 Water Legal 5003.2 Normal Business	11,677.31 6,568.98 8,976.00
Total 5003 Legal	15,544.98
5004 Accounting 5004.1 Accounting Fees	12,174.33
Total 5004 Accounting	12,174.33
5005 Bank Charges 5005.1 Bank fees 5005.3 Interest Line of Credit	211.21 16,258.97
Total 5005 Bank Charges	16,470.18
5006 Computer Expense 5006.1 Computer Software 5006.3 Printing/Production	2,879.82 1,148.03
Total 5006 Computer Expense	4,027.85

# Aldasoro Ranch Homeowner's Company Profit & Loss January through December 2013

	Jan - Dec 13
5007 Meeting Expenses 5007.1 DRB/BOD Meetings 5007.2 Annual Meetings 5007.3 Annual Picnic	809.27 1,208.13 8,713.33
Total 5007 Meeting Expenses	10,730.73
5008 Top of the Hill HOA Dues 5009 Dues/Fees/Licenses 5010 Property Taxes/Top Hill 5011 Postage Expense 5012 General Office Supplies 5013 Insurance 5013.1 Liability/Auto 5013.2 D & O Insurance	8,280.00 4,827.65 8,238.66 1,431.36 3,017.20 17,216.25 6,564.00
Total 5013 insurance	23,780.25
5014 Corporate Taxes 5016 Interest Expense 5017 Utilities 5017.1 Office Utilities 5017.2 Field Utilities 5017.3 Maintenance Barn Utilitie 5017.4 Filing 1 Mailbox Buildin 5017.5 Filing 2 Mailbox Buildin	9,000.00 4,333.60 1,457.12 16,614.53 593.32 314.75 972.22
Total 5017 Utilities	19,951.94
5019 Lodging/Meals 5020 Travel/Entertainment 5021 Education 5022 Telephone Expense 5022.1 Local Service 5022.2 Water Service 5022.3 Cell Phone 5022.5 Cable Modem	82.56 282.08 135.00 2,995.45 2,384.53 3,687.54 959.52
Total 5022 Telephone Expense	10,027.04
5025 Misc. Expenses	1,889.76
Total 5000 Administration	383,150.31
6000 Field Expenses 6001 Signs 6002 Truck Repair/Maint. 6003 Equipment Repair/Maint. 6004 Gasoline Expense 6005 Property Maint-Land 6005.1 Filling 1 Prop Maint 6005.2 All Other Prop Maint 6005.31 Trail Maintenance 6005.32 Forest Health	955.00 2,000.15 1,530.08 9,435.34 3,997.74 8,622.61 398.95
Total 6005,31 Trail Maintenance	
Total 6005 Property Maint-Land	13,019.30
6006 Property Maint-Roads 6006.1 Roads-Filing 1 6006.14 Shoulder work 6006.15 Crack Sealing	747.50 2,184.77 2,932.27
Total 6006.1 Roads-Filing 1	۲ <sub>۱</sub> ۵۷۶۰۲ (
6006.2 Roads-All other 6006.25 Crack Sealing	7,314.23
Total 6006.2 Roads-All other	7,314.23
Total 6006 Property Maint-Roads	10,246.50

# Aldasoro Ranch Homeowner's Company Profit & Loss

January through December 2013

	Jan - Dec 13
6007 Landscape Maintenance 6007.1 Landsc-Filing 1 Commo 6007.11 Irrigation 6007.12 Landscaping 6007.14 Weed Control F1	585.03 8,659.50 2,227.45
Total 6007.1 Landsc-Filing 1 Commo	11,471,98
6007.2 Landsc-All Other 6007.21 Irrigation 6007.22 Landscaping 6007.24 Weed Control -Other	878.82 9,550.30 7,457.14
Total 6007.2 Landsc-All Other	17,886.26
Total 6007 Landscape Maintenance	29,358.24
6008 Irrigation Ditch Maint. 6009 Snowplowing Expense 6009.1 Filing 1 Snowplowing 6009.2 All Other-Snowplowing	1,522.50 2,187.02
Total 6009 Snowplowing Expense	3,709.52
6010 Water Disin/Miox 6011 Water System Expense 6012 Maintenance Expenses	4,959.79 15,511.78 375.03
Total 6000 Field Expenses	91,250.18
Total Expense	474,469.47
Net Ordinary Income	-66,492.07
Other Income/Expense Other Income 7002 Restricted Inv. Interest 7004 Dividend Income Inv Acct. 7006 Capital Gain (Loss) 7010 Non-Dividend Distrubtion 7014 Investment Acct Adj 7020 Gain on Sale Fixed Asset	15,499.83 40,988.00 77,469.03 1,101.70 -1,466.90 -8,095.58
Total Other Income	125,496.08
Other Expense 7050 Capital Expenditures 7051 Road Paving 7051.2 All Other Road Repair	388,626.00
Total 7051 Road Paving	388,626.00
7053 Water Delivery System 7053.4 Water Rights 7053.1 Telemetry 7053.2 New Instrumentation 7053.3 Other Water Delivery	70,000.00 232.67 17,885.98 10,361.82
Total 7053 Water Delivery System	98,470.47
7056 Office 7056.2 Other Equipment 7056.3 Office Space	347.14 80.72
Total 7056 Office	427.86
7059 Buildings 7059.2 Maintenance Barn 7059.3 F1 Pump Station	1,386.85 588.00
Total 7059 Buildings	1,974.85
Total 7050 Capital Expenditures	489,499.18

# Aldasoro Ranch Homeowner's Company Profit & Loss January through December 2013

	Jan - Dec 13
7070 Investment Expenses	
7071 Capitol Account fees	6,007.57
7072 Non-Deductible - Taxes	-614.45
7073 Non-Deductible- Penalties	56.90
7074 Foreign Tax Paid	504.57
7070 Investment Expenses - Other	2,939.20
Total 7070 Investment Expenses	8,893.79
Total Other Expense	498,392.97
Net Other Income	-372,896.89
Net Income	-439,388.96

### Aldasoro Ranch Homeowner's Company Balance Sheet

As of December 31, 2013

	Dec 31, 13
ASSETS	
Current Assets	
Checking/Savings	
Alpine Bank Checking	26,059.27
Fund Account 6581	30,069.01
1014 Wells Fargo Advisors	1,508,186.61 172.00
1016 BROOKFIELD K-1	172.00
1030 Escrow Accounts	4,002.73
1032 FNB Escrow 49196 1033 FNB Escrow 19430	592.15
1033 FNB Escrow 19430	1.521.61
1041 FNB Escrow 28829	1,561.73
1042 FNB Escrow 28436	1,515.48
1043 Tree Escrow 473-950001-7	14,040.19
1044 Tree Escrow 473-093248-8	22,788.02
1045 Tree Escrow 394312513218	60,459.49
1047 Tree Escrow 394312513226	29,349.92
1048 Tree Escrow 394312513275	20,542.49 19,948.70
1049 Tree Escrow 394312513267	20.542.49
1050 Tree Escrow 394312513259 1051 Tree Escrow 394312513242	40,912.09
1051 Tree Escrow 394312513242	16,964.55
1053 Tree Escrow 1260005120	8,569.63
1054 Tree Escrow 1260005054	16,968.82
1055 Tree Escrow 473-950043-9	7,730.91
1056 Tree Escrow 394312513283	18,872.75
Total 1030 Escrow Accounts	306,883.75
Total Checking/Savings	1,871,370.64
Accounts Receivable	-9.00
1060 A/R Homeowners	-9.00
Total Accounts Receivable	-3100
Other Current Assets	1,917.00
1065 Account Receivable - other 1070 A/R Income Tax - 2012	17,434.00
1070 A/R Income Tax - 2012	5,578.94
Total Other Current Assets	24,929.94
	1,896,291.58
Total Current Assets	7,41
Fixed Assets Buildings & Equipment	000 045 00
2002 Accumulated Depreciation	-269,815.66 38,118.70
2003 Furniture & Equipment	160,556.80
2005 Buildings & Improvements	20,097.02
2006 Water Delivery-Telemetry 2007 Landscaping	48,311.50
2007 Landscaping 2008 Augmentation Pond	25,988.25
2009 Workshop	9,017.12
2010 Road Broom	18,180.85
2011 Road Paving	58,735.98
2012 Water Disinfection System	13,716.89
2014 Office	245,384.00 108,010.75
2015 Office Remodel	16,000.00
2016 Snowplow Total Buildings & Equipment	492,302:20
	492,302.20
Total Fixed Assets	
TOTAL ASSETS	2,388,593.78

### Aldasoro Ranch Homeowner's Company Balance Sheet

As of December 31, 2013

Dec 31, 13
306,648.22
3,678.82 1,641.00
5,319.82
311,968.04
311,968.04
400,812.30 85,034.52
485,846.82
797,814,86
1,331,266.00 473,130.16 225.771.72
-439,388.96
1,590,778.92
2,388,593.78

	A B C D	EFF G H I	J	К		M	N I	0	p I	Q	P I	S	T 1	U T	V
1	Line Item	Description	January	February	March	April	May	June	July	August	September	October	November	December	Total
2		REVENUE								1109401	Coptomicol	0010001	140 (0111001	December	Total
3	4001	RETA	\$0	\$0	\$30,600	\$0	\$0	\$111,375	\$0	\$0	\$30,600	so		\$30.600	203 175
4	4005	Design Review Board Fees	0	0	0	300	150	2,550	0	0	2,550	0	0	0	5.550
5	4005.1	Design Plan Submission	0	0	0	0	0	750	0	0	750	0		0	1,500
6	4005.2	Variance Request	0	0	0	300	0	300	0	0	300	0		0	900
7	4005.3	Landscape Change Request	0	0	0	0	150	0	0	0	0	0		0	150
8	4005.4	Construction Impact Fee	0	0	0	0	0	1,500	0	0		0		0	3,000
9	4006	Water Tap Fee	0	0	0	0	0	0	0	0		0		0	3,000
10	4007	Monthly Water Fee	1,875	1,875	1,875	1,875	1,875	1.875	1,875	1,875	1,875	1,875	1,875	1,875	22,500
11	4008	Water Overage	0	0	0	240	0	100	10,000	5,400	1.864	4.000	30	0	21,634
12	4010	HOC Assessment	104,625	104,625	0	0	0	0	0	0	0	0	0	0	209,250
13	4020	Sunnyside Payments and other income	1,090	1,997	801	340	660	1,100	5,640	90	1,540	140	2,935	845	17 178
14	4020.1	Road Repair	0	0	0	0	0	0	5,000	0	0	0	2,333	043	5,000
15	4020.2	Road Paving	0	0	0	0	0	0	0,000	0	- 0	0	0	0	5,000
16	4020 3	Mailbox Building Mtce	100	100	100	100	500	600	600	50	1,500	20	20	20	3,710
17	4020.4	Road Sweeping	0	0	0	40	160	500	40	40	40	40	0	0	3,710
18	4020.5	Snow Plowing	990	1,897	701	200	0	0	0	0	0	80	495	825	5,188
19	4900	Other Revenue	0	0	0	0	0	0	0	0	0	0	495	025	5,188
20		TOTAL REVENUE	\$107,590	\$108,497	\$33,276	\$2,755	\$2.685	\$117,000	\$17,515	\$7,365					0 (0)
21		TO THE METERS E	0107,000	Ψ100,701	ψ30,210	Ψ2,100	\$2,000	\$117,000	\$17,010	\$1,300	\$38,429	\$6,015	\$2,420	\$33,320	\$479,287
22		OPERATING EXPENSES													
23	5000	Administration Expenses	\$48,197	\$34.877	\$79,812	\$49,373	\$31,417	\$48,608	\$41,963	\$29,233	\$38,753	040 470	005 507	054.004	0500 050
24	5001	Payroll	18,777	22,602	18,582	17,148	18,757	16,633	17,208	17,208		\$49,476	\$25,537	\$51,831	\$529,078
25	5001.2	Field Op Super1	4,944	4,944	4,944	4,944	4,944	4,944	4,944	4.944	17,783 4,944	17,616	16,672	17,866	218,853
26	5001.3	Field Operator	3.730	3.730	3.730	3,730	3,730	3,730	3.730	3.730	3,730	4,944	4.944	4,944	59,328
27	5001.1	Office Manager	4 944	4.944	4.944	4,944	4,944	4,944	4,944	4,944	4,944	3,730	3,730	3,730	44,765
28	5001.4	Season Employee	2,000	5,000	1,300	500	500	0	0	4,944	4,944	4,944	4,944	4,944	59,328
29	5001.5	Payroll Tax	1,351	1,610	1,290	1,221	1,221	1,178	1,178	1,178			250	500	10,350
30	5001.6	Workman's Compensation	0	565	565	0	1,580	0	575	575	1,178 1,150	1,204	1,200	1,221	15,031
31	5001.7	Other Benefit	892	892	892	892	921	921	921	921	921	573 921	583	605	6,771
32	5001.8	Health Benefit	916	916	916	916	916	916	916	916	916	1,000	921	921	10.936
33	5001.12	Bonus Payout	0	0	0 10	0	0	0	910	910	910	1,000	0	1,000	10,344
34	5002	Consulting Fee	3,285	2.225	500	540	2,125	200	100	2,400	2,075	1,000		0	0
35	5003	Legal	2,225	2,025	3,400	6.775	2,400	2,340	2,225	2,400	3,325	7,725	500 2,625	1,000	15,950
36	5003.1	Water Legal	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,023	2,000	2,000	2,625	2,725	39,815
37	5003.2	Normal Business	200	0	1.375	4.750	375	315	200	0	1,300	200	600	2,000	24,000
38	5004	Accounting	0	0	0	0	0	0	0	0	0	5,500	0	700	10.015
39	5005	Bank Charges	25	25	25	25	25	25	25	25	25	25	25	25	5,500 300
40	5006	Computer Expense	2,800	200	0	200	0		0	200	100	100	200	25	
41	5006.1	Computer Software	1,500	200	0	0	0	0	0	0	0	0	200		4,000
42	5006.2	Web Design & Maintenance	1,000	0	0	0	0	0	0	0	0	0	0	0	1,700
43	5006.3	Printing/Production	300	0	0	200	0	200	0	200	100	100	200	0	1,000
44	5007	Meeting Expense	4,975	3,260	2.325	10.540	2.175	2,100	12,855	1.610	620	6,100	1,600	1,325	1,300
45	5007.1	DRB/BOD Meetings	100	100	100	100	100	100	100	100	100	100			49,485
46	5007.2	Annual Meeting	200	1,000	0	0	0	0	0	0	0	0	100	100	1,200
47	5007.3	Annual Picnic	0	500	0	0	2,000	0	10,000	0	0	0	100		
48	5008	Top of the Hill HOA Dues	3.000	0	0	2.600	2,000	0	2,500	0	0	3,000	0	0	12,500
49	5009	Dues/Fees/Licenses	425	510	1,525	290	25	25	55	10	20	2,500	600	400	11,100 6,385
50	5010	Property Tax/office	0	0	0	7,500	0		0	0			0		
51	5011	Postage Expense	450	350	400	0	0		0	500	0			0	8,100
52	5012	General Office Supplies	800	800	300	50	50		200	1,000	500	500		325 500	3100
53	5013	Insurance	6,200	0	29,100	0	3,500	11,500	3,000	0,000	6,000	530	0		5800
54	5013.1	Liability/Auto	6,200	0	5,600	0	3,500	1,500	3,000	0	0.000	530	0	17 000	76830
55	5013.2	D&O Insurance	0,200	0	3,500	0	0,500		3,000	0		0		7,000	27330
56	5014	Corporate Tax	0	0	20,000	0	0		0	0		0		4,000	7500 42,000
57	5017	Utilities	2,475	1,995	1,695	2,220	1,500	1,425	2 185	2,170	1,195	2,195	1,630		22,465
58	5017.1	Office Utilities	100	120	120	120	100	100	140	100	100	150	100	1,780 150	
59	5017.2	Field Utilities	1,300	1.400	1,300	1,200	1,300	1,250	1,250	2,000	1,000	1,250	1,350		1,400
60	5017.3	Maintenance Barn	100	100	100	50	25	25	50	25	25	25	1,350	1,400	16,000 685
61	5017.4	Filing 1 Mailbox Building	75	100	75	75	25		20	20	20	20	50	75	
62	5017.5	Filing 2 Mailbox Building	200		100		50		25	25				75	580
_		The second secon		2.9	.001	, 5		20	20	4.0	30	JU	50	/5	1,000

A 1 63 64 65 66 67 68 69	Line Item  5019 5020 5021	EFF G H I Description  Lodging/Meals	January	K February	March	M April	N May	June	P July	Q	R	S		U	V
64 65 66 67 68 69	5019 5020			1 Cordary									NI- coll	D 1	
64 65 66 67 68 69	5020	Loughighteals	250	0	0	250				August	September	October	November	December	Total
65 66 67 68 69		Travel/Meals:	150	0	0	150	0	0	250	0	0		0	0	1000
66 67 68 69		Education	300	0	0	300	0	0	150	0	0	100	0	0	600
67 68 69	5022	Telephone Expense	1,460	885	1,410	785	860	1,535	300 910	0	0	300	0	0	1,200
68 69	5022.1	Local Service	225	225	225	125	225	250		1,485	1,110	1,435	885	1.885	14,645
69	5022.2	Water Service	200	225	200	225	200	200	250 225	250	475	250	250	250	3,000
	5022.3	Cell Phone	325	325	325	325	325	325	325	200	200	200	200	200	2,475
70	5022.5	High Speed modern Line	110	110	110	110	110	110	110	325	325	325	325	325	3,900
71	5024	Dial-a-Ride	0	0	0	0	0	0	0	110	110	110	110	110	1,320
72	5025	Misc Expenses	600	0	550	0	0	650	0	600	0		0	0	
73 60		Field Expenses	5,795	7,320	8,020	6.045	98,120	21,395	9,595		0	550	0	1,000	3.950
74	6001	Signs	0	0	0,020	0,043	600	21,393		27,460	29,300	12,225	14,605	6,870	246,750
75	6002	Truck Repair/Mtce	75	75	0	250	50	0	0	0	0	0	0	0	
76	6003	Equipment Repair/Plow truck/Road Broon	375	100	700	2,000	0	1,000	0	0	800	250	0	200	1,700
77	6004	Gasoline	800	200	1,750	800	750	525		0	130	500	0	0	4,805
78	6005	Property Maintenance	375	375	700	450	4,900		275	175	200	450	910	1,250	8,08
79	6005_1	Filing 1	175	175	200			400	3,500	1,000	350	3,000	1,200	200	16,450
80	6005.2	All Other	200	200	500	200	200	200	1,750	500	150	1,000	200	200	4.950
81	6005.3	Trails/ Forest Health/County	200	200	0		200 4,500	200	1,750	500	200	2,000	1,000	0	7,000
82	6005.31	Trail Maintenance	0	0	0	0	2,000	0	0	0	0	0	0	0	72.81005.5
83	6005.32	Forest Health	0					0	0	0	0		0	0	
84	6005.32	County	Ů.	0	0	0	2,500	0	0	0	0		0	0	
	006	Property Maintenance - Roads	0	0	0	0		0	0	0	0		0	0	
86	6006	Filing 1 Common	0	0	0	0	86,400 800	0	0	0	0		2,150	0	
87	6006 11	Road Repairs	0	0	0	0		0	0	0	0	80	400	0	1,280
88	6006 12	L&R/Major Repair	0	0	0	0	0	0	0	0	0		0	0	
89	6006 13	Skin Patch	0	0	0	0	0	0	0	0	0		0	0	
90	6006.14	Shoulder work	0	0	0	0	0	0	0	0	0		0	0	
91	6006.15	Crack Sealing	0	0	0		0	0	0	0			400	0	
92	6006 16	Delineators	0	0	0	0	800	0	0	0			0	0	
93	6006 17	Seal Coat	0	0	0	0	0	0	0	0	0	0	0	0	
94	6006	Roads - All Other	0	0	0	0	85,600	0	0	0	0		0	0	
95	6006 21	Road Repairs	0	Ö	0	0	15,300	0	0	0	0		1,750	0	
96	6006 22	L&R/Major Repair	0	0	0	0	1,300	0	0	0	0		0	0	
97	6006 23	Skin Patch	0	0	0	0	14,000	0	0	0	0	0	0	0	
98	6006.24	Shoulder work	0	0	0	0	47,000	0	0	0	0	0	0	0	
99	6006.25	Crack Sealing	0	0	0	0	8.000	0	0	0	0		1.750	0	
100	6006 26	Delineators/Speed Bumps	0	0	0	0	0,000	0	0		0		0	0	8,000
101	6006.27	Seal Coat   Seal Coat	0	0	0	0	0	0	0	0	0		0	0	
	007	Landscape Maintenance	0	0	0	0	4,050	8,700	3,000	18,500		0	0	0	
103	6007	Filing 1 Common	0	0	0	0	1,750	3,000	1,500	6,500	13,400	3,875	7,000	0	58,525
104	6007.11	Irrigation	0	0	0	0	250	0,000	1,500	0,500	4,200	1,575	3,000	0	
105	6007.12	Landscaping	0	0	0	0	0	3,000	0	0	3.000	350	0	0	
106	6007.13	Pest Control Filing 1 Common	0	0	0	0	0	3,000	1,500	0	3,000	0	3,000	0	
107	6007.14	Weed Control Filing 1 Common	0	0	0	0	1,500		1,000	6,500	1,000	1,225	0	0	
108	6007	All Other Maintenance	0	0	0	0	2,300	5,700	1,500	11,500	9,200	2,300	4.000	0	10,225
109	6007.21	Irrigation	0	0	0	0	300	200	1,500	11,500	200	300	4,000	0	
110	6007.22	Landscaping	0	0	0	0	555	3,000	0		4,500	300	3,000	0	
111	6007.23	Pest Control all other	0	0	0	0	0	0,000	1,500	1,000	500			0	10,500
112	6007.24	Weed Control All other	0	0	0	0	2,000	500	1,300	8,000	4,000	0	0	0	
113	6007	Fire Mitigation	0	0	0	0	0	0	0	500	0	0		0	
114 60	008	Irrigation Ditch & Pond Maintenance	0	0	0	0	0	2,000	0	2,000	U	2,000	1,000	0	
	009	Snowplowing	2,300	3,400	3,250	1,375	800	4,450	1,450	2,965	7,300	900	1,000	2,600	
116	6009	Filing 1	100	50	350	50	50	50	0	2,963	7,300	0	1,225	2,600	32,015
117	6009	All Other	250	100	1,200	75	100	0	0	65	0	0		0	
118 60		Water Disinfection/Miox	750	50	500	50	250	3,200	750	700	2,000	0	125	0	
119 60		Water System Expense	1,000	3,000	1,000	1,000	200	1,000	500	2,000	5,000	800	1,000	0	
120 60		Maintence items	200	200	200	200	200	200	200	200	300	100	1000	2,500	19,000
121	Trichwick The Land	TOTAL OPERATING EXPENSES	\$53,992	\$42,197	\$87.832	\$55,418	\$129,537	\$70,003	\$51,558	\$56,693	\$68,053			100	2,200
122		2.7.2.020	450,002	Ψ12, [0]	001,002	#UU, TIU	W128,331	φ/0,003	#01,000	900,093	φοσ,053	\$61,701	\$40,142	\$58,701	\$775,828
123		Excess/Deficient Revenue Remaining After Operating	53,598	66,300	(54.556)	(52,663)	(126,852)	46.997	(34,043)	(49,328)	(29.624)	(55,686)	(37,722)	(25, 381)	(296,54

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	A B C D	EFF G H	J	К	L	M	N	0	Р	Q	R	S	T	U	V
1	Line Item	Description	January	February	March	April	May	June	July	August	September	October	November	December	Total
124										* 1					
124 125		CAPITAL EXPENDITURES													
126	7000	Capital Expenditures	\$2,500	\$9,500	\$0	\$2,800	\$0	\$637,000	\$53,300	\$0	\$0	\$300	\$0	\$0	\$705,400
127	7051	Road Paving	0	0	0	0	0	625,000	0	0	0	0	0		625,000
128	7051.1	Filing 1 Common	0	0	0	0	0	0	0	0	0	0	0	0	025,000
129	7051.2	All Other	0	0	0	0	0	0	0	0	0	0	0	0	0
130	7051.3	Aquirre Road	0	0	0	0	0	0	0	0	0	0	0	0	0
131	7051.4	Filing 2	0	0	0	0	0	625,000	0	0	0	0	0	0	625,000
132	7052	Water Disinfection System	0	0	0	0	0	0	23,000	0	0	0	0	0	23,000
133	7053	Water Delivery System	0	6.500	0	0	0	0	30,000	0	0	0		0	36,500
134	7053_1	Telemetry	0	6,500	0	0	0	0	0	0	0	0		0	6,500
135	7053.2	New Instrumentation	0	0	0	0	0	0	30,000	0	0	0		0	30,000
136	7053.3	Other		0	0	0	0	0	0	0		0		0	0
137	7054	Landscaping	0	0	0	0		0	0	0	0				0
138												-		0	
139															
140															
141															
142	7056	Office	2.200	3,000	0	0	0	0	0	0	0	0	0	0	5,200
143	7056.1	Computer Hardware	0	3,000	0	0	0	0	0	0	0	0			3,000
144	7056.2	Other Equipment	2,000	0	0	0	0	0	0	0	0	0			2,000
145	7056.3	Office Space and furniture	200	0	0	0	0	0	0	0	0	0			200
146	7057	Mailbox Buildings	0	0	0	0		0	0	0	0				0
147	7057.1	Paving	0	0	0	0	0	0	0	0	0	0	0		0
148	7057.3	Filing 1	0	0	0	0	0	0	0	0	0	0			0
149	7057.4	Filing 2	0	0	0	0	0		0	0	0				0
150	7059	Buildings	0	0	0	2,500	0		0	0	0				11,500
151	7059.1	Workshop	0		0	0	0		0	0	0	0			0
152	7059.2	Maintenance Barn	0	0	0	2,500	0	0	0	0					2,500
153	7059.3	Filing 1 Pump Station	0	0	0	0	0		0	0	0	0			2,300
154	7059.4	Hogg Barns	0	0	0	0	0		0	0	0	0			9,000
155	7059.5	Breckenridge Place	0	0	0	0	0	0	0	0	0	0		-	0,000
156	7060	Equipment	300	0	0	300	0		300	Carrie III	0	300	0		4.200
157	7060.1	New Truck/Car	0	0	0	0	0		0	0	0	0			0
158	7060,2	Road Broom	0	0	0	0	0	0	0	0	0	0			0
159	7060.3	Plow Truck	0	0	0	0	0	0	0	0		0			0
160	7060.4	Tools and Minor equipment	300	0	0	300	0		300	0	0	300	0		1,200
161	7060.5	ATV	0	0	0	0	0		0	0	0	0			3.000
162		TOTAL CAPITAL EXPENDITURES	\$2,500	\$9,500	\$0	\$2,800	\$0		\$53,300	\$0	\$0	\$300	SO SO		\$705,400
163										+0	40	4000	30	Ψ0	\$1,00,700
164		BEGINNING AMOUNT IN CAPITAL FUND	\$2,130,000	S2,196,123	\$2,267,948	\$2,228,417	\$2,182,979	\$2,063,153	\$1,478,174	\$1,395,856	\$1,351,553	\$1,326,953	\$1,275,992	\$1,243,295	\$2,130,000
165		Wells Fargo Capital Gain	0	0	0	0	0	0	0	0	0	0	0 1210,002		92, 130,000
166		RETA Above Budget Amount					0						Ů		0
167		Excess/Deficient Revenue Remaining After Opera	53,598	66,300	(54.556)	(52,663)	(126,852)	46,997	(34,043)	(49,328)	(29,624)	(55,686)	(37,722)	(25.381)	(298,961)
168		Capital Expenditures	2,500	9,500	0	2,800	0		53,300	0	0	300	0		705,400
169		Sale of Equipment	0	0	0	0	0	0	0	0	0	0	0		703,400
170	4050	Interest Earned (Banking Accounts)	25	25	25	25	25	25	25	25	25	25	25		300
171	4055	Interest Earned (Wells Fargo)	15,000	15,000	15,000	10,000	7,000	5,000	5,000	5,000	5,000	5,000	5.000	10,000	102.000
172		YTD AMOUNT IN CAPITAL FUND	\$2,196,123		\$2,228,417				WARRANT TO A STATE OF THE PARTY	\$1,351,553					\$1,227,939
173		7 2	\$2,.50,120	\$2,237,010	52,225,717	02, . 02, 0 / 0	02,000,100	01,110,1174	0,000,000	Ψ1,001,000	ψ1,020,333	Ψ1,213,332	91,240,280	91,221,939	φ1,∠∠1,∀39
174		NPV OF CAPITAL EXPENDITURES	><		><	><	><	><	<b>-</b>	><	<u></u>				\$678,352
174 175															9070,332
176		FREE RESERVES IN CAPITAL FUND							>			<b>-</b>			\$549.588
												_			\$548,568

J10
Carla Slate:
pased on number of taps and additions for year

<10
Carla Slate:
pased on number of taps and additions for year

\_10

Carla Slate: pased on number of taps and additions for year

V110

Carla Slate:

based on number of taps and additions for year

V10

Carla Slate: pased on number of taps and additions for year

O10
Carla Slate:
pased on number of taps and additions for year
P10
Carla Slate:

pased on number of taps and additions for year 210 Carla Slate: pased on number of taps and additions for year

R10
Carla Slate:
pased on number of taps and additions for year
S10

Carla Slate:

pased on number of taps and additions for year

F10

Carla Slate:

pased on number of taps and additions for year

J10
Carla Slate:
based on number of taps and additions for year
J11

Carla Slate:

Based on year before actuals

J16

Carla Slate:

pased on budgeted expenses for 2011, 33% = total 9,100. irrig, lands, elect,weeds etc

J18

Carla Slate:

pased on shared road 50% at 165. and 50 hours in S/S at 165.00

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129

ax % based on wages

(29

ax % based on wages

134

pased on year B4 actuals

135

Carla Slate:

Based on year B4 actual

J41

Carla Slate:

New water billing soft ware

<41

Jpdate software and firewalls/updates as needed

J43

map copies, Annual meeting, newsletter, etc.

349

Tagges for snowplow

J52

Lowered from 2012

252

office supplies and uniforms

154

Carla Slate:

pased on Year actuals

172

Darla Slate: Welcome Baskets, intro items

175

Preferred User:

general truck maintenance

J70

Carla Slate:

replace plow blades, oil changes, etc

276

New broom for Road broom

177

pased on actuals year before and estimate on ploew truck useage

170

3ruin waste, cleaning and needed suplies , paint fencing stain etc

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Carla Slate: Spring cleanup decoration and property maintenance 3ruin waste, cleaning and needed suplies , paint fencing stain etc Carla Slate: spring cleanup decorations **V92** Delineators 3104 Carla Slate: and of year blow out S109 Carla Slate: all blow out Fish and food pond and ditch maintenance 2114 equipment rental 3114 maintenance J115 Carla Slate: pased on 80 hours of support Salt and filter bags J119 R&R 411/mo, CO Dept Health test 21/mo State Mandated testing V1119 ebuild pumps at PS2 piping, water resting, fall maints ≥aint, flagges, bolts,screws

2132

niox & or scada system replacement

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<134</p>
Jpgrade PLC at PSII

D161 railers

171

Clifford G. Gilbert:

Per the HOC By-Laws, the interest earned on the Dain Rauscher account is not included in the calculations to determine RETA.

BCD	EFIGI H I		К		M	N	0	P	0 1	R	8		U	V	w	× I	V	7	AA	AB
1 Line Item	Description	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2028	2027	2028			2031
2	REVENUE						- 25.152		.07.10-		~									-
3 4001	RETA	\$203.175	\$275 000	\$300,000	S300 000	\$325,000	\$325,000	\$325,000	\$325,000	S325 D0D	\$325,000	\$325,000	>	><		>	><	><	~	~
4 4005	Design Review Board Fees	5.550	10.700	11.450	11 450	11 450	11.450	11 450	11.450	11 450	11 450	10,700	<u>~</u>	≶≥						$\geq$
5 4005	Design Plan Submission	1.500	3.000	3.750	3.750	3.750	3.750	3 750	3.750	3 750	3.750	3 000	5~	<b>&gt;</b>	<b>*</b>		><			>
6 4005	Variance Request	900	1,200	1,200	1,200	1 200	1,200	1.200	1,200	1.200	1 200	1.200					><			>
7 4005	Landscape Change Request	150	500	500	500	500	500	500	500	500	500	500	>	>			<b>&gt;</b>	><		
8 4005	Construction Impact Fee	3.000	6,000	6.000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6.000				>			><	>
9 4006	Water Tap Fee	0.550	24,000	24,000	24,000	24,000	24,000	24,000	24 000	24,000	24,000	24,000	>	>	$ \bigcirc $	$ \bigcirc \! < \! \bigcirc$		$\sim$	$\rightarrow$	>
10 4007	Monthly Water Fee	22.500	21,900	22,500	23,100	23,700	24,300	24.900	25,500	26,100	28,700	27,300		>	>			$\Longrightarrow$	$\Rightarrow <$	>
10 4007 11 4008	Water Overage	21.634	21.634	21.634	21 634	21.634	21,534	21,634	21,634	21,634	21.634	21,534		>	$ \bigcirc $			$\Longrightarrow$	$\Rightarrow <$	$\Rightarrow$
12 4010	HQC Assessment	209.250	224.750	240,250	255.750	271,250	286,750	302,250	317.750	333 250	348.750	0	$\overline{}$	>	$ \bigcirc $	$\sim$		$\sim$	$\rightarrow$	$\rightarrow$
13 4020	Sunnyside Payments/Other revenue	17 178	20 787	17 671	29 660	31 146	32,702	34 338	36 052	37 856	39.746	41,740	>	>	$ \bigcirc $	$\sim$		$\sim$	$\rightarrow$	$\Rightarrow$
14 4020	Road Repair	5,000	10,000	4 900	5 145	5,402	5.672	5,956	6 254	6.567	6.895	7,240	>	>	$ \bigcirc $	< > <	$\bigcirc$	$\sim$	$\Rightarrow <$	$\Rightarrow$
15 4020	Road Paving	5,000	0.000	9,500	0	0,482		0.550	0.254	0	0.000	7,240			$\bigcirc$	$\bigcirc$		$\sim$	$\Rightarrow <$	$\Rightarrow$
16 4020	Mailbox Building Mtce	3.710	3.087	3.241	3.403	3.574	3,752	3.940	4 137	4.344	4,561	4,790	>	>	>	< < < < < < < < < < < < < < < < < < <		><	><	$\Rightarrow$
17 4020	Road Sweeping	860	700	530	557	585	615	645	675	710	745	785	>	>	>	$\Leftrightarrow$	$\sim$	$\sim$	$\Rightarrow <$	$\Rightarrow$
18 4021	Snow Plowing	5 188	7,000	9.000	20,555	21,585	22,663	23.797	24 986	26 235	27,545	28 925	>	>	>	< < < < < < < < < < < < < < < < < < <	$\sim$	> <	><	$\Rightarrow$
19 4021	Other Revenue	3,100	7,000	9,000	20,333	21,363		23.797	24 300	20,233	27,343	25,825	$ \bigcirc $	>	$ \bigcirc $	>	>	$\sim$	><	$\Rightarrow$
20												7455								
20 21 22 23 24 5001	TOTAL REVENUE	\$479,287	\$598,771	\$637,505	\$665,594	\$708,180	3725,836	\$743,572	\$761,385	\$779.290	\$797,280	\$450,374	><	$\sim$	><				<	~
22	ODERATING EXPENSES																			
20	OPERATING EXPENSES	0500.035	0.400.04	0.404.504	0440.00	0450.000	0.670.46	0.400.05	0.400.000	05/050	BEEN OO	- AMERICA - C								
23	Administration Expenses	\$529,078	\$423,017	\$434 594	\$446,525	\$458,819	\$473,197	\$486,253	\$499,708	\$513,574	\$527.864	\$515,820	~	$ \le  $	<				$\gg$	$\sim$
24 5001	Payroll State On Control of Contr	216,853	225 652	232.062	238,665	245,466	254.180	261.396	268.827	276,482	284,366	265,717		$\ll$				$\Rightarrow <$	$\gg$	$\approx$
25 5001 26 5001 27 5001 28 5001 29 5002	Field Oo Super1	59,328	61,108	62.941	64.829	66,774		70.841	72.966	75,155	77,410	77,410	<	$\ll$					$\sim$	$\leq$
26 5001	Field Operator	44,765	46 108	47.491	48 916	50,383	51,895	53,452	55.055	56,707	58,408	58 408	$\leq$	$\leq$	25				>>	$\sim$
27 5001	Office Manager	59,328	61,108	62,941	64,829	66,774	68,777	70,841	72,966	75,155	77,410	77,410		~	$\sim$				>	$\sim$
28 5001	Seasonal Employee	10.350	10 500	10.500	10 500	10,500	12,000	12 000	12,000	12.000	12.000	12 000		>	$\sim$	~	>	_		$\leq$
	Payroll Tax	15,031	15,468	15 905	16,355	16,818	17.425	17.917	18,423	18 945	19 482	0		$\geq \leq$	$\geq \leq$	$\geq \leq$	><	><>>	$\leq$	$\sim$
30 5002	Workman's Compensation	6,771	9,442	9,709	9,983	10,266	10,637	10,937	11,246	11,564	11,892	11,892		><	> <	><	$\sim$	><>	$\sim$	$\sim$
31 5002	Other Benefit	10,936	11 264	11,602	11,950	12,308	12,677	13,058	13,449	13.853	14.268	14,697	> <	$\geq \leq$	$\geq \leq$	><	><	><>>	$\sim$	$\sim$
32 5002	Health Insurance Benefit	10,344	10,654	10,974	11,303	11,642	11,992	12,351	12.722	13,103	13,497	13.901	><	><		$\geq \leq$	$\sim$	><>	$\sim$	$\sim$
33 5002		0	0	0	0	0		0	0	0	0	0	><	$\sim$		><		><>	$\sim$	$\sim$
34 5002	Consulting Fee	15,950	4 000	4.000	4.000	4.000	4,000	4,000	4,000	4,000	4,000	4,000	$\geq$	$\sim$	> <	><	><	><>	$\sim$	$\sim$
35 5003	Legal	39,815	11.000	11,000	11,000	11,000	11,000	11.000	11,000	11,000	11,000	11,000		><	$\sim$	><	><	><>	$\sim$	$\sim$
36 5003	Water Legal	24,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	><		><	><	><	><>	$\sim$	$\sim$
37 5003	Normal Business	10,015	6.000	6_000	6.000	6.000	6,000	6.000	6.000	5.000	6:000	6.000	><	><	$\sim$	$>\!\!<\!\!<$	><	><>	$\sim$	$\sim$
38 5004	Accounting	5,500	5,775	6.064	6.367	6 685	7,020	7.371	7,739	8 126	8,532	8,959	><	><	><	><	><	><>	$\sim$	$\sim$
38 5004 39 5005 40 5006	Bank Charges	300	309	318	328	338	348	358	369	380	391	403		$\sim$	><	><	$\sim$	><>	$\sim$	$\sim$
40 5006	Computer Expense	4,000	4 120	4,244	4.371	4_502	4,637	4,776	4,919	5.067	5.219	5.376		><	><	><	><	><>	$\sim$	$\sim$
41 5006	Computer Software	1 700	1.751	1.804	1 858	1,913	1,971	2 030	2 091	2 154	2.218	2.285		><	$\sim$	$>\!\!<\!\!\!<$	><	><	$\sim$	$\sim$
42 5006	Web Design & Maintenance	1 000	1 030	1 061	1,093	1 126	1 159	1,194	1,230	1.267	1.305	1.344	><	><		><	><	><>	$\sim$	$\sim$
43 5006	Printing/Reproduction	1,300	1,339	1,379	1,421	1.463	1,507	1,552	1,599	1.647	1.696	1.747		><	><	$>\!<\!\!\!\!<$	><	><>	$\sim$	$\sim$
44 5007	Meeting Expense	49 485	15,450	15,914	16.391	16,883	17,389	17,911	18,448	19,002	19,572	20,159			><	><	><	><	$\sim$	$\sim$
45 5007	DRB/BOD Meetings	1,200	1,236	1.273	1,311	1,351	1,391	1,433	1,476	1,520	1,588	1,613				><	><	><	$\sim$	$\sim$
46 5007	Annual Meeting/HAG	1,300	1,339	1,379	1,421	1,463	1,507	1,552	1,599	1,647	1,696	1.747						><	>	
47 5007	Annual Picnic	12,500	12,875	13,261	13,659	14,069		14,926	15,373	15,835	16,310	16,799			><	><	><	><		$\sim$
48 5008	Top of the Hill HOA Dues	11,100	11,433	11,776	12 129	12,493			13,652	14,061	14,483	14,917	><		><	><	><	><>	$\sim$	$\sim$
49 5009	Dues/Fees/Licenses	6,385	6,577	6.774	3.977	7,188		7,824	7.853	8,088	8,331	8,581	><	><	><	><	><	><>	$\sim$	$\sim$
50 5010	Property Tax/Top Hill	8 100	8 343	8 593	8 851	9 117	9 390	9 672	9 962	10 261	10,569	10,886	><	><	><	><	><	><>	$\sim$	$\sim$
51 5011	Postage Expense	3 100	3 193	3 289	3 387	3 489		3,702	3,813	3.927	4,045	4,166	><	><	><	><	$\sim$	><>	><	$\sim$
52 5012	General Office Supplies	5.800	5 974	6 153	6.338	6,528		6,926	7_133	7.347	7,568	7,795				><	><	><	$\sim$	$\sim$
53 5013	Insurance	78,830	35,875	36,951	38,080	39,201	40,378	41,589	42,837	44,122	45,445	46,809		><		><	><	><	$\sim$	$\sim$
54 5013	Liability/Auto	27,330	28,150	28 994	29.864	30,760	31,683	32,633	33,612	34,621	35,659	36,729	><	><			><	><>	><	><
55 5013	D&O Insurance	7,500	7,725	7,957	8,195	3,441		8,955	9 224	9,501	9,785	10,079	><	><	><		><	><>	$\sim$	$\sim$
56 5014	Corporate Tax	42,000	14,000	14,000	14,000	14,000	14,000		14,000	14,000	14,000	14,000		><	><	><	><	><\>	~	><
57 5017	Utilities	22,465	23 139	23 833	24,548	25,285	26,043	26,824	27 629	28.458	29,312	30,191		><	><		><	><\	$\sim$	$\sim$
58 5017	Office Utilities	1,400	19 246	19.823	20,418	21 030	21,661	22,311	22,980	23,670	24 380	25 111	><	><		><	$\sim$	><	><	$\sim$
59 5017	Field Utilities	16 000	16 480	16.974	17.484	18 008	18 548	19 105	19 678	20,268	20.876	21,503		><				>< 5		$\sim$
60 5017	Clubhouse	685	706	727	749	771	794	818	842	868	894	921		><					>	><
61 5017	Filing 1 Mailbox Building	580	0	0	0	0	0	0	0	0	0	0		><		><	>< "	><5		><
62 5018	Filing 2 Mailbox Building	1.000	1.030	1_061	1,093	1,126	1.159	1.194	1,230	1.267	1,305	1.344	><	> <		><	><	>		$\sim$
63 5019	Lodging/Meals	1.000	1.030	1.061	1,093	1,126			1.230	1.267	1,305	1.344								$\sim$
64 5020	Travel/Entertainment	600	618	637	656	675			738	760	783	808					><		<b>&gt;</b>	$\sim$
65 5021	Education	1,200	1,236	1.273	1,311	1 351		1 433	1,476	1,520	1,566	1,613	5				><	><	$\sim$	>
66 5022	Telephone Expense	14 645	15 084	15.537	16.003	16.483		17.487	18.012	18.552	19,108	19.682							$\sim$	>>
67 5022	Local Service	3 000	7.926	8.164	8.409	8.661		9.188	9.464	9.748	10.040	10.341							><	>
68 5022	LD Service	2.475	2.549	2,626	2.704	2.788		2.955	3.044	3,135	3,229	3,326			5		>		>	>
69 5022	Cell Phone	3 900	4.017	4.138	4 262	4.389		4.857	4.797	4.940	5.089	5.241					>		><	$\Rightarrow$
70 5023	High Speed DSL Line	1 320	1,360	1,400	1.442	1,486			1,623	1.672	1,722	1.774				>	>	<><	$\Rightarrow <$	$\Rightarrow$
71 5024	Dial-a-Ride	1,320	1,360	1,400	1,442	1,480			1,623	1,672	1,722	1,774				$\Diamond$			$\Rightarrow <$	$\Rightarrow$
72 5025	Misc Expenses	3.950	4.069	4.191	4.316			4 717	4 858	5,004	5.154	5 308		$\Leftrightarrow$	$\Leftrightarrow$			$\Leftrightarrow$	$\Rightarrow \leqslant$	$\Rightarrow$
12 3020	IVII3C LADCITISES	3.550	4.009	4,131	4.310	4,440	4,5/9	4,/1/	4.000	5,004	2,104	5,508	_							

BCD	E F G H	J	К	- E 1	M	N	0 1	P	0	R	s T	T U V W X Y 7 AA AB
1 Line Item	Description	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023 2024 2025 2026 2027 2028 2029 2030 2031
73	Field Expenses	246,750	151.401	145.619	158,920	156,961	170,898	196.725	210,577	209.571	223,649	223,290
74 6001	Signs	600	618	637	656	675	696	7.16	738	760	783	806
75 6002	Truck Repair/Mtce	1.700	3,620	3,729	3,840	3 956	4.074	4,197	4,322	4,452	4,586	4,723
76 6003	Equipment Repair/Mtce	4.805	4,949	5,098	5,251	5,408	5,570	5.737	5,910	6,087	6,269	6 458
77 6004	Gesaline	8.085	8.328	8,577	8,835	9,100	9.373	9.654	9,944	10,242	10,549	10.866
78 6005	Property Maintenance	16,450	13,809	14,693	15,604	16,542	17,508	18,503	19,528	20,584	21,672	22,792
79 6005	Filing 1	4,950	5,099	5,251	5,409	5,571	5.738	5,911	6,088	6,271	6,459	6,652
80 6005	All Other/HOC Buildings	7,000	7,710	8,441	9,195	9,970	10.769	11,593	12,440	13,314	14,213	15,139
81 6005	Trails/Tennis courts/Forest health	4,500	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000
82 6005.3	Trail Maintenance	2,000	2,500	2,500	2,500	2,500	2,500	2.500	2,500	2,500	2,500	2,500
83 6005.3	Forest Health	2,500	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000
84 6005.3	000110)	0	0	0	0	0		0	0	0	0	
85 6006	Property Maintenance - Roads	88 880	13,390	2 998	11.550	4.700	13,600	34,238	42,745	36,234	44,641	40,088
86 6005	Filing 1 Common	1 280	2,200	1,200	250	2.200	2,200	33,272	32,969	35,092	34,842	37,022
87 6006,1	10257107221	6	0	0	0	D		29,872	30,769	31,692	32,642	33,622
88 6006.1	L&R/Major Repair	0	0	0			0	0	0	0	0	0
89 6006.1	Skin Patch	0	0	0	0		0	0	0	.0	0	
90 6006.1	Ditch Pulling	480	1,000	1.000	0		0	1,200	0	1,200	0	1,200
91 6006.2	Crack Sealing	0	1.000	0	0		2,000	2.000	2,000	2,000	2,000	2,000
92 6006,2 93 6006.2	Defineators	800	200	200	250	200	200	200	200	200	200	200 > > > > > > > > > > > > > > > > > >
1 C 10 St 00 Oct	Seal Coat	0	0	0	0	0	0	0	0	0	0	
4000	Roads - All Other	87,600	11,190	1,798	11,300	2,500	11,400	965	9,776	1,142	9,799	3,066
95 6006.2	Road Repair	15,300	0	0	0	0		0	0	0	0	
96 6006.2 97 6006.2	The state of the part	1,300	0		0	0		0	0	0	0	
	Court Green	14,000	0	0	0	C		0	0	0	0	
	n-rest i wiinig	49_000	8,800	0	8,800	0		0	8,800	-0	8,800	
99 6006.3	Crack Sealing	8,000	1,890	1,298	2,000	2,000	2,000	365	376	542	399	2.466
100 6006.3	Delineators	0	500	500	500	500	600	600	600	600	600	600
101 6006.3	200,000	- 0	.0	0	0	0	.0	O.	G	0	0	c · · · · · · · · · · · · · · · · · · ·
102 6007	Landscape Maintenance	58,525	101,779	104,833	107,978	111.217	114,554	117,990	121,530	125,176	128,931	131,154
103 6007	Filing 1 Common	1,600	43,518	44,823	46,168	47,553	48,979	50,449	51,962	53,521	55,127	55,586
104 5007.1		21,525	22,171	22,836	23,521	24,227	24,953	25,702	26,473	27,267	28,085	26,085
105 6607.1	Landscaping	9,000	9,270	9,548	9,835	10.130	10,433	10,746	11,069	11,401	11,743	11.743
106 6007.1	Pest Control Filling 1 Common	1,500	1,545	1,591	1,639	1,688	1,739	1,791	1,845	1,900	1,957	2,016
107 6007.1 108 6007	Weed Control Filing 1 Common	10.225	10.532	10.848	11,173	11.508	11.854	12 209	12.575	12,953	13.341	13,742
The state of the s	All Other	29,000	29,870	30,766	31,689	32,640	33,619	34,628	35,666	36,736	37,838	38,523
109 5007.2	Imgation	1,000	1,030	1,061	1,093	1,126	1,159	1,194	1,230	1,267	1,305	1,305
110 6007.2 111 6007.2	Landscaping	10,500	10,815	11,139	11,474	11,818	12,172	12,538	12,914	13,301	13,700	13,700
transport of the same of the s	Pest Control Other	3,000	3,090	3 183	3,278	3,377	3,478	3,582	3,690	3,800	3,914	4,032
The state of the s	Weed Control Other	14,500	14,935	15 383	15.845	16,320	16.809	17,314	17,833	18,368	18,919	19,487
	Fire Mitigation	500	515	530	546	563	580	597	615	633	652	672
	Irrigation Ditch Maintenance	7,000	7,210	7,426	7,649	7,879	8,115	8,358	8,609	8,867	9,133	9,407
	Snowplowing	32,015	2,642	2,721	2,803	2 887	2,974	3,063	3,155	3,249	3,347	3,447
The state of the s	Filing 1	850	670	690	710	732	754	776	799	823	848	874
	All Other	1,915	1,972	2,032	2,093	2,155	2,220	2,287	2,355	2,426	2,499	2,574
	Water Disinfection/Miox	8,250	8,498	8,752	9,015	9,285	9,564	9,851	10,146	10,451	10,764	11.087
	Water System Expense	19,000	19,570	20,157	20,762	21,385	22 026	22,687	23,368	24,069	24,791	25,534
	Maintenance Items	2,200	2,266	2,334	2 404	2 476	2,550	2,627	2,706	2.787	2.871	2 957
121	TOTAL OPERATING EXPENSES	\$775 828	S574,418	\$580,213	\$605,444	\$615,779	\$644,096	S682,978	\$710,285	8723,145	\$751,512	\$739 110
122									7	N. (4.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1		
123 124 125 126	Excess/Deficient Revenue Remaining After Operating Expenses	(\$296,541)	\$24,353	\$57,292	\$60,150	\$92,401	\$81,740	\$60,594	\$51,101	\$56,145	\$45,768	(\$288,736)
124				855 HOST.	23.010.00		32.0.10	555,003	99.11.19	900,110	010,100	(VEVV) I VV (
125	CAPITAL EXPENDITURES											
126	Capital Expenditures	\$705,400	\$362,000	\$346,293	:\$2,000	\$2,500	\$2,500	\$3,400	\$3,500	\$3,000	\$2,500	
127 7051	Road Paving	625,000	360,500	344,793	0	-0		0	0	05,000	0	
128 7051	Filing 1 Common	0	0	0	0			0	0	0	0	
129 7051	All Other Roads (not Aguirre)	0	360,500	344.793	0			0	0	0	0	
130 7051 131 7051	Aquirre Road	0	0	0	0			0	0	0	0	
131 7051	Filing 2	625,000	0	0	0			0	0	0	0	
132 7052	Water Disinfection System	23,000	500	500	1,000	1,000		2.500	2,500	2,500	2,500	
133 7053	Water Delivery System	36.500	500	0	0	1.000	0	2,500	2,500	2 500	2,500	
134 7053	Telemetry	6,500	0	0	0			0	0	0	0	
135 7053	New Instrumentation	30,000	0	0	0			0	0	0	0	
136 7053	Other	0	2,000	0	0			0	0	0	0	
137 7054	Landscaping	0	500	0	0	500	0	500	0	500	0	
138 7054	Augmentation Pond	0	500	0	0			500	0	500	0	
139 7054	Aguirre	0	0		0	0		0	0	0	0	
140 7054	Filing 2 Entrance	0	0	0	0			0	0		0	
141 7054	Filing 1 Entrance	0	0	0	0			0	0	0	0	
142 7056	Office	3,000	0	1,000	1.000	0		400	1,000	0	0	
143 7056	Computer Hardware	3,000	0	1,000	1.000	0		400	500	0	0	
				1,000	1,000	U	9.1	~00	:000:	0.1	U	V

#### 2013 10 Year Forcast

	BCID	E F G H I	J	К	E.	M	N	0	Р	Q	R	S	T	U	T V	l w	T X	Y	Z	AA	AB
1	Line Item	Description	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
144	7056	Other Equipment	2,000	0	0	0	0	0	0	0	٥	0	0	><	><	><	<b></b>	><	><	><	>
145	7058	Office Space and furniture	200	0	0	0	0	0	-0	.0	0.	0	0	52	>>	<b>S</b>		5	>>	$\sim$	
146	7057	Mailbox Buildings	0	0	0	.0	0	.0	0	0	0	0	0				~>		<>>		
147	7057	Paving	0	.0	.0	0	.0	0	0	0	0	0	0	><	5~			5~	>>	S>>	
148	7057	Filing 1	.0	0	0	0	0	0	0	0	0	0	0								
149	7057	Filing 2	0	p	0	0	0	0	0	0	0	0	0	><			~>	5~	>>	5~	$\sim$
150		Buildings	11,500	0	0	0	0	0	0	0	0	0	0								
151	7059 7007.2	Workshop	0	0.	0	0	0	0	0	0	0	0	0	><				><	><	>><	
152	7059 7007.2	Filing 2	9.000	0	0	0	0	0	0	0	0	0	0						><		
153		Filing 1 Pump Station	0	0	0	0	0	0	0	0	0	0	0	><				><	><	><	$\sim$
154		Work Shop	0	0	0	0	-0	0	-0	0	0	0	0							>>	>>
155		Equipment	0	1.000	1.500	.0	1.000	1,000	1,000	- 0	1,000	1,000	1,000	><				><		><	><
156		Equipment	4,200																		>>
157	7060	Truck/Car	0	0	0	0	0	0	0	0	0	0	.0.								
158	7060	Road Broom	0	0	0	0	0	0	0	0	0	0	0	><							
159	7060	Plow Truck	0	0	0	0	0	0	.0	0	0	0	0							><	
180	7060	Tools & minor equipment	1,200	1,000	1,500	1,000	1,000	1.000	1,000	1,000	1,000	1,000	1,000								
161	7061	ATV	3,000	0	0	0	0	0	0	0	0	0	0								
162 153		TOTAL CAPITAL EXPENDITURES	\$705,400	\$362,000	\$346,293	\$2,000	\$2,500	\$2,500	\$3,400	\$3,500	\$3,000	\$2,500	\$0		><		><	><	><	><	><
164		BEGINNING AMOUNT IN CAPITAL FUND	\$2,130,000	S1 227 939	\$945.550	S749.099	\$840.958	\$968,702	\$1,141,534	\$1,250,097	\$1,353,953	S1 468 025	S1 577 354					<u></u>		<u></u>	
165		Wells Fargo Capital Gain	0				32,01,025			- 1,200,001	01,000,000	01,100,020	01,077,007								
166		RETA Above Budget Amount	0	0	50 000	0	0	50.000	0	0	0	0	n.								
167	2	Excess/Deficient Revenue Remaining After Operating Expense	(298.961)	24.353	57,292	60 150	92:401	81.740	60.594	51.101	56 145	45,768	(288 738)								
168		Capital Expenditures	705,400	362,000	345.293	2.000	2.500	2.500	3.400	3.500	3 000	2,500	0								
169		Sale of Equipment	19,000																		
170	4050	Interest Earned (Banking Accounts)	300																		
171	4055	Interest Earned (Wells Fargo)	102,000	55.257	42,550	33,709	37 843	43.592	51,369	56.254	60.928	66,061	70.981								
172		YTD AMOUNT IN CAPITAL FUND:	\$1,227,939	\$945,550	\$749,099	\$840,958	\$968,702	\$1,141,534	\$1,250,097	\$1,353,953	The second secon	\$1,577,354		in .							
173 174	£ ()	NPV OF CAPITAL EXPENDITURES	\$678,352	\$346.877	S16_194	\$14.923	\$13,095	S11,184	\$8.287	\$5,160	\$2,392	\$0	SO	><	><	><	·><	><	<b>&gt;</b> <	<b>&gt;</b>	<b>&gt;</b>
175		FREE RESERVES IN CAPITAL FUND	\$549.588	\$598 672	\$732,905	\$826,035	\$955,607	\$1.130.350	\$1 241 810	\$1.348.792	\$1,465,633	\$1 577 354	\$1 350 500								

Cell: K14

Comment: Shoulder work

Cell: 131

Comment: Clifford G Gilbert:

Calculated by taking the previous year's total and multiplying it by 1 plus the assumed increase in CPI from the 10 Year Assumptions page

Cell: I127

Comment: Preferred User: BOD passed for 300,000 for 6 years starting in 2008, passed 12/05/2007

2013 10 Year Forcast

Page 4 10 Year Forecast

#### ALDASORO HOC 10 YEAR FORECAST SUMMARY

		A	LDASUKU F	IOC TO YEAR	K FURECAS	T SUMMARY	ſ					
Line Item	Description	2013	2014	2015	2016	207	2018	2019	2020	2021	2022	2023
4004	REVENUE	0000 175	0075 000	0000 000	2000 000	8005 000	m400 000	0.400.000	2005 222	0.400.000	2005 222	2055 255
4001	RETA	\$203,175	\$275,000	\$300,000	\$300,000	\$325,000	\$400,000	\$400,000	\$325,000	\$400,000	\$325,000	\$325,000
4005	Design Review Board Fees	5,550	10,700	11,450	11,450	11,450	11,450	11,450	11,450	11,450	11,450	10,700
4006	Water Tap Fee	0	24,000	24,000	24,000	24,000	24,000	24,000	24.000	24,000	24_000	24,000
4007	Monthly Water Fee	22,500	21,900	22,500	23,100	23,700	24,300	24,900	25,500	26,100	26,700	27,300
4008	Water Overage	21,634	21,634	21,634	21,634	21,634	21,634	21,634	21,634	21,634	21.634	21,634
4010 4020	HOC Assessment Sunnyside Payments and other revenue	209,250 17,178	224,750 20,787	240,250 17,671	255,750 29,660	271,250 31,146	286,750 32,702	302,250 34,338	317,750 36,052	333,250 37,856	348,750 39,746	.0
4020	TOTAL REVENUE	\$479,287	\$598,771	\$637,505	\$665,594	\$708,180	\$725.836	\$743,572	\$761,386	\$779,290	\$797,280	\$450,374
5000	OPERATING EXPENSES Administration Expenses											
5001	Payroll	\$216,853	\$225,652	\$232,062	\$238,665	\$245,466	\$254,180	\$261,396	\$268,827	\$276,482	\$284,366	\$265,717
5002	Consulting Fee	15,950	4,000	4,000	4,000	4.000	4,000	4,000	4,000	4,000	4,000	4,000
5003	Legal	39,815	11,000	11,000	11,000	11,000	11,000	11,000	11,000	11,000	11,000	11,000
5004	Accounting	5,500	5,775	6 064	6,367	6,685	7,020	7,371	7,739	8,126	8,532	8,959
5005	Bank Charges	300	309	318	328	338	348	358	369	380	391	403
5006	Computer Expense	4,000	4,120	4.244	4,371	4,502	4,637	4,776	4,919	5,067	5,219	5,376
5007	Meeting Expense	49,485	15,450	15,914	16,391	16,883	17,389	17,911	18,448	19,002	19,572	20,159
5008	Top of the Hill HOA Dues	11,100	11,433	11,776	12,129	12,493	12,868	13,254	13,652	14,061	14,483	14,917
5009	Dues/Fees/Licenses	6,385	6,577	6,774	6.977	7,186	7,402	7,624	7,853	8,088	8,331	8,581
5010	Property Tax/Top Hill	8,100	8,343	8,593	8,851	9,117	9,390	9,672	9,962	10.261	10,569	10,886
5011	Postage Expense	3,100	3,193	3,289	3,387	3,489	3,594	3_702	3,813	3,927	4,045	4,166
5012	General Office Supplies	5,800	5,974	6,153	6,338	6,528	6,724	6,926	7,133	7,347	7,568	7,795
5013	Insurance	76,830	35,875	36,951	38.060	39,201	40,378	41,589	42,837	44,122	45,445	46,809
5014	Corporate Tax	42,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000	14,000
5015	Tax Penalties	22,465	23,139	23,833	24,548	25,285	26.043	26,824	27,629	28,458	29,312	30,191
5016	Utilities	1,400	19,246	19,823	20,418	21,030	21,661	22,311	22,980	23,670	- 24,380	25,111
5017	Lodging/Meals	600	618	637	656	675	696	716	738	760	783	806
5018	Travel/Entertainment	1,200	1,236	1,273	1,311	1,351	1,391	1,433	1,476	1,520	1,566	1,613
5019	Education	14,645	15,084	15,537	16,003	16,483	16,978	17,487	18,012	18,552	19,108	19 682
5020	Telephone Expense	3,000	7.926	8,164	8,409	8,661	8,921	9,188	9.464	9,748	10,040	10,341
5021	Dial-a-Ride	3,950	4,069	4,191	4,316	4,446	4,579	4,717	4,858	5,004	5,154	5,308
6000	Field Expenses	246,750	151,401	145,619	158,920	156,961	170,898	196,725	210,577	209,571	223,649	223,290
6001	Signs	600	618	637	656	675	696	716	738	760	783	806
6002	Truck Repair/Mtce	1,700	3,620	3,729	3,840	3,956	4,074	4,197	4,322	4,452	4,586	4,723
6003	Equipment Repair/Mtce Gasoline	4,805 8,085	4,949	5,098	5,251 8,835	5,408	5,570	5,737	5,910	6,087	6,269	6,458
6005		16,450	8,328 13,809	8,577	15,604	9,100 16,542	9,373	9,654	9,944	10.242	10,549	10,866
6006	Property Maintenance - Land Property Maintenance - Roads	88,880	13,390	14,693 2,998	11,550	4,700	17,508 13,600	18,503 34,238	19,528 42,745	20,584 36,234	21,672	22,792
6007	Landscape Maintenance	58,525	101,779	104,833	107,978	111,217	114,554	117,990		125 176	44,641	40,088 131,154
6008	Irrigation Ditch Maintenance	650	670	690	710	732	754	776	121,530 799	823	128,931 848	874
6009	Snowplowing	1,915	1,972	2,032	2.093	2,155	2,220	2,287	2,355	2,426	2,499	2,574
6010	Water Disinfection/Miox	2,200	2,266	2,334	2,404	2,476	2,550	2,627	2,706	2,420	2,455	2,957
6011	Water System Expense	19,000	19,570	20,157	20,762	21,385	22,026	22.687	23,368	24,069	24,791	25,534
6012	Maintence Items	2,200	2,266	2,334	2,404	2,476	2,550	2.627	2,706	2,787	2,871	2,957
	TOTAL OPERATING EXPENSES	\$775,828	\$574,418	\$580,213	\$605,444	\$615,779	\$644,096	\$682.978	\$710,285	\$723,145	\$751,512	\$739,110
			90		7000	43341110	99177999	0002.070	0110,200	\$120,110	\$707,01E	Q100,110
ummary												

#### ALDASORO HOC 10 YEAR FORECAST SUMMARY

Line Item			ALDASORU F									
Line item	Description	2013	2014	2015	2016	207	2018	2019	2020	2021	2022	2023
	Excess/Deficient Revenue Remaining After Operating E:	(\$296.541)	\$24,353	\$57,292	\$60,150	\$92,401	\$81,740	\$60,594	\$51,101	\$56,145	\$45,768	(\$288,736)
	CAPITAL EXPENDITURES	(02001011)	ΨZ-1,000	901,202	#00,150	φοΖ,401	\$01,740	\$00,554	\$51,101	\$30,143	545_700	(\$200,730)
7051	Road Paving	\$625,000	\$360,500	\$350,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
7052	Water Disinfection System	23,000	500	500	1,000	1,000	2,500	2.500	2.500	2.500	2,500	0
7053	Water Delivery System	36,500	500	0	0	1.000	0	0	0	0	0	
7054	Landscaping	0	500	0	0	500	0	500	0	500	0	
7056	Office	3.000	0	1,000	1,000	0	0	400	1.000	0	0	0
7057	Mailbox Buildings Paving	3,000	0	1,000	1,000	0	0	400	1,000	0	0	0
7059	Buildings	0	0	0	0	0	0	.0	0	0	0	
7060	Equipment	0	0	0	0	0	0	0	0	.0	0	0
	TOTAL CAPITAL EXPENDITURES	\$705,400	\$362,000	\$346,293	\$2,000	\$2,500	\$2,500	\$3,400	\$3,500	\$3,000	\$2,500	\$0
	BEGINNING AMOUNT IN CAPITAL FUND	\$2,130,000	\$1,227,939	\$945,550	\$749,099	\$840,958	\$968.702	\$1,141,534	\$1,250,097	\$1,353,953	\$1,468,025	\$1,577,354
	Wells Fargo Capital Gain	0	0	0	0	0	0	0	0	0	0	0
	RETA Above Budget Amount	0	0	0	0	0	50,000	0	0	0	0	0
	Excess/Deficient Revenue Remaining After Ope	(298,961)	24,353	57,292	60,150	92.401	81,740	60.594	51,101	56,145	45.768	(288,736)
	Capital Expenditures	705,400	362,000	346,293	2.000	2.500	2.500	3,400	3,500	3,000	2,500	0
	Sale of Equipment						2,000	101.122	2,500	0,000	2,000	
4050	Interest Earned (Banking Accounts)	300	0	0	0	0	0	0	0	0	0	0
4055	Interest Earned (Wells Fargo)	102,000	55,257	42,550	33,709	37,843	43,592	51,369	56,254	60,928	66,061	70,981
	YTD AMOUNT IN CAPITAL FUND	\$1,227,939	\$945,550	\$749,099	\$840,958	\$968,702	S1,141.534	\$1,250,097	\$1,353,953	\$1,468,025	\$1,577,354	\$1,359,599
	NPV OF CAPITAL EXPENDITURES	\$678,352	\$346,877	\$16,194	\$14,923	\$13,095	\$11,184	\$8,287	\$5,160	\$2,392	\$0	\$0
	FREE RESERVES IN CAPITAL FUND	\$549,588	\$598,672	\$732,905	\$826.035	\$955.607	\$1,130,350	\$1,241,810	\$1.348.792	\$1,465,633	\$1,577,354	\$1,359,599