

**Pheasant Run Road Maintenance Association
Projected Cash Flow
CY 2017**

	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q
	Investment	Amount	APY %	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
4																	
5	Huntington Money Market	448,000.00	0.06%	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00		228.00
6																	0.00
7																	0.00
8																	
9	Total Investment Cash Flow	448,000.00		19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00	19.00		228.00
10																	
11																	
12																	
13																	
14																	
14	Investment	Amount	APY %	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
15	Huntington Money Market	448,000.00	0.06%	\$23.87	\$22.60	\$29.64											76.11
16																	0.00
17																	0.00
18																	
19	Total Investment Cash Flow	448,000.00		23.87	22.60	29.64	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00		76.11
20																	
21																	
22																	
23																	
24																	
25																	
26																	
27																	
28																	
29				Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
30																	
31																	
32																	
33																	
34																	
35																	
36																	
37	Canton			4,880	85,740												90,620
38	Fairways				20,561			20,561			20,561			20,561			82,242
39	Fairway Pines				24,018			24,014			24,014			24,014			96,060
40	Pheasant View					13,358		13,358			13,358			13,358			53,433
41	Misc. Income																0
42	Total Dues Cash Flow			4,880	130,319	13,358	0	57,933	0	0	57,933	0	0	57,933	0		322,356
43																	
44																	

Dues
Change
0.00%

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	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q
				Projected Monthly Expenses													
				Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
45																	
46																	
47																	
48																	
49	2016 Administrative Expenses			3,059	1,527	1,994	4,296	1,390	1,565	1,320	1,352	1,511	1,465	1,698	3,811		24,989
50	Monthly % of Total			12.24%	6.11%	7.98%	17.19%	5.56%	6.26%	5.28%	5.41%	6.05%	5.86%	6.80%	15.25%		
51																	
52	Projected 2017 Administrative Expenses																
53	Actual Administrative Expenses	Insert Actual		2,770	1,624	1,378											5,771
54																	
55	2016 Maintenance Expenses																
56	Canton			94	123	102	6,094	77	1,844	3,287	10,243	62	4,925	0	82		26,932
57	Monthly % of Total			0.35%	0.46%	0.38%	22.63%	0.28%	6.85%	12.20%	38.04%	0.23%	18.29%	0.00%	0.30%		
58																	
59	Projected 2017 Canton Expenses																
60	Actual Canton Expenses	Insert Actual		708	115	88											911
61																	
62																	
63	2016 Maintenance Expenses			0	0	0	0	1,149	560	0	0	0	0	0	0		1,709
64	Monthly % of Total			0.00%	0.00%	0.00%	0.00%	67.24%	32.76%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%		
65																	
66	Projected 2017 Miscellaneous Maintenance Expenses																
67	Actual Misc. Maint. Expenses	Insert Actual		3,474	130	4,960											8,563
68																	
69																	

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				Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
70	Projected 2017 Reserve Maintenance Expenses																
71				0	0	24,373	82,915	131,942	88,250	108,400	100,000	0	0	0	0		535,880
72	Projected roadway repair																210,000
73	Winter road repair contingency																10,000
74	Projected road repair engineering																16,800
75	Sign Install																15,000
76	Proposed monument repair at Glengarry/Canton Center Entrance Summit Parkway and HOA's Tree Replacement																5,000
77	Projected update PASER maps																0
78	Projected sidewalk repair																89,830
79	Curb and gutter replacement																132,000
80	Curb, gutter and sidewalk engineering																27,250
81	Actual Reserve Maint. Expenses																7,903
82																	
83	Reserve Transfers																30,000
84	Adjusted for Actual																
85																	

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				Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec		Total
88	2017 Cash Received			4,904	130,341	13,388	0	57,933	0	0	57,933	0	0	57,933	0		322,356
89	2017 Projected Expenses			3,963	2,053	26,992	94,250	144,022	97,008	113,250	111,622	1,973	6,619	2,150	4,904		608,807
90	Actual Expenses			6,952	1,869	14,328	0	0	0	0	0	0	0	0	0		23,149
91																	
92			Beginning Balance														
93	Checking Account Amount	Adjusted for Actual	3,959	7,007	5,138	810	4,474	4,474	4,474	4,474	4,474	4,474	4,474	4,474	4,474		4,474
94	Checking Account Amount Change			3,048	1,869	4,328	3,664	0	0	0	0	0	0	0	0		0
95																	
96	Projected/Actual 2017 Investment Money Available	Adjusted for Actual	567,597	5,096	130,341	3,388	97,914	86,089	97,008	113,250	53,689	1,973	6,619	55,783	4,904		
97	Projected Reserve Amount			562,502	692,843	696,231	598,317	512,228	415,219	301,969	248,280	246,307	239,687	295,470	290,566		
98																	
99	Running Total 2016 Investment Money Available			\$5,096	\$125,246	\$128,633	\$30,720	\$55,370	\$152,378	\$265,628	\$319,317	\$321,291	\$327,910	\$272,127	\$277,031		
100																	
101	OPERATING ASSUMPTIONS																
102	1. Reserve value on December 31 to be between \$220,000 and \$320,000 per board recommendation of 11/14/2016.																
103	2. Roadway repair scope of work for 2017 allowance of \$200,000																
104	3. Tree replacement Plan for all HOA's and Canton allowance of \$30,000.																
105	4. Curb and Gutter Repair work projected at \$260,216 updated to \$120,000 + 10% per meeting of 8/18/2016																
106	5. Sidewalk replacement work projected at \$80,000 + 12% contingency.																
107																	
108																	
109																	