Attachment 5

Projected Reserve Fund Balance

Opening Balance as at 31/05/2025 **274,088.74** (inc Admin Fund surplus)

	Year Ending										
Column1	**2025**	**2026**	**2027**	**2028**	**2029**	**2030**	**2031**	**2032**	**2033**	**2034**	**2035**
Levies Collected		80,000.00	88,000.00	97,000.00	107,000.00	118,000.00	130,000.00	143,000.00	158,000.00	174,000.00	192,000.00
BCI Planned Expenditure		150,000.00	41,000.00	15,000.00	43,500.00	50,400.00	29,000.00	49,500.00	6,500.00	40,000.00	50,000.00
Other Capital Expenditure not in BCI report											
Painting of Building Exterior				250,000.00							
Pool Area Deck Reseal + Renovate		200,000.00									
Lifts - refurbishment											100,000.00
Chubb Fire Pump - FIP and EWIS replacement						80,000.00					
Security System upgrade				7,000.00							
Intercom Upgrade				45,000.00							
Television System Splitters etc			16,000.00								
Power Meters - replacement							30,000.00				
Main Switch Board - replace breakers						15,000.00					15,000.00
Sub Switch Boards - replace breakers				10,000.00							
Service Towers - Seal Floors and fit doors		20,000.00									
Garage Door Replacement					12,000.00						
Parcel Lockers			30,000.00								
Front Verge		20,000.00									
Replace Solar Panels on Roof						18,000.00					
Balance	**274,088.74**	**- 35,911.26**	**- 34,911.26**	**- 264,911.26**	**- 213,411.26**	**- 258,811.26**	**- 187,811.26**	**- 94,311.26**	**57,188.74**	**191,188.74**	**218,188.74**
Add $50,000 dividend from 23/1 Reserve St rental		14,088.74	15,088.74	- 214,911.26	- 163,411.26	- 208,811.26	- 137,811.26	- 44,311.26	107,188.74	241,188.74	268,188.74
Add proceeds from sale of 23/1 Reserve St ($750k)		764,088.74	765,088.74	535,088.74	586,588.74	541,188.74	612,188.74	705,688.74	857,188.74	991,188.74	1,018,188.74