



Your complimentary use period has ended.
Thank you for using PDF Complete.

Knolls Village Townhouse Association

Executive Summary

Cash Flow Calculation Method

[Click Here to upgrade to Unlimited Pages and Expanded Features](#)

Client Information:

Account Number	80523
Version Number	3
Analysis Date	02/02/2016
Fiscal Year	1/1/2016 to 12/31/2016
Number of Units	374
Phasing	1 of 1

Global Parameters:

Inflation Rate	2.00 %
Annual Contribution Increase	2.00 %
Investment Rate	0.20 %
Taxes on Investments	30.00 %
Contingency	2.00 %

Community Profile:

The Knolls Village Townhouse Association, Inc. is a master planned community comprised of 374 residences built in 1978. Common areas include but are not limited to; community clubhouse, pool area, asphalt streets and alleys, perimeter fencing, mailboxes and common area landscaping.

For budgeting purposes, unless otherwise indicated, we have used January 1978 as the average placed-in-service date for aging the original components included in this analysis.

ARS site inspections conducted: November 10, 2015.

Adequacy of Reserves as of January 1, 2016:

Anticipated Reserve Balance	\$400,000.00
Fully Funded Reserve Balance	\$439,261.31
Percent Funded	91.06%

Recommended Funding for the 2016 Fiscal Year:	Annual	Monthly	Per Unit
			Per Month
Member Contribution	\$43,250	\$3,604.17	\$9.64
Interest Contribution	\$455	\$37.94	\$0.10
Total Contribution	\$43,705	\$3,642.11	\$9.74