

**Clearwood Community Association  
Reserve Cash Balance and Activity**

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**3 Months Actual; 9 Months Projected**

<b>Year 2026</b>
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UNAUDITED

	General Reserves	Future Reserves	Impact Fees	Water Reserves	Grand Total Reserve Funds
<b>Cash at 12/31/2025</b>	\$ 2,103,477	\$ 105,849	\$ 115,451	1,726,862	\$ 4,051,639
<b>Income</b>					
Assessments Income	575,675	13,112		387,997	976,784
Impact Fees Received			6,000		6,000
Interest Income	2,431	52	39	2,296	4,818
<b>Total Cash Received</b>	<b>578,106</b>	<b>13,164</b>	<b>6,039</b>	<b>390,293</b>	<b>\$ 987,602</b>
<b>Expenditures</b>					
<b>Capital Expenditures</b>					
97022 WELLS 1/2 TO WELLS 6/7 INTERFACE				(10,570)	(10,570)
98025.04 ADMIN BUILDING- DESIGN & PERMITTING 2026	(3,192)			(3,192)	(6,383)
98026 PM SALARY (2025 AGM/ \$80,793)	(20,198)				(20,198)
98026.03 SPA HEATER- NEW (02.28 \$10,734)	(4,879)				
98026.02 BACK GATE MAJOR REPAIR (01.24 \$6,955.84)	(6,956)				(6,956)
<b>GENERAL- ROADS &amp; WATER PLAN (RWP)</b>					
98024.04 2025 DESIGN BLUEWATER (10.26 \$146,135)	(10,230)				(10,230)
<b>Subtotal 2026 Expenditures</b>	<b>(45,455)</b>	-	-	<b>(13,762)</b>	<b>(54,337)</b>
<b>Total Cash Expensed</b>	\$ (45,455)	\$ -	\$ -	\$ (13,762)	\$ (59,216)
<b>Net Available Cash at 03/31/2026</b>	<b>\$ 2,636,129</b>	<b>\$ 119,013</b>	<b>\$ 121,490</b>	<b>\$ 2,103,394</b>	<b>\$ 4,980,025</b>
Balance Sheet Balance at 03/31/2026 <i>before</i> transfer	2,656,099	119,013	121,490	2,116,944	5,013,546
Financial Transfer Resolution 2026-04-01	(19,971)	-	-	(13,551)	(33,521)
<b>Projected Income - Budgeted from Assessments</b>	451,686	10,285		304,029	766,000
<b>Obligated Expenses</b>					
97022 WELLS 1/2 TO WELLS 6/7 INTERFACE				(84,548)	-

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97024.03 CHLORINATION TREATMENT SYSTEM (08.24 \$248,573)
98025.04 ADMIN BUILDING- DESIGN & PERMITTING 2026
98026 PM SALARY (2025 AGM/ \$80,793)
98026.02 BACK GATE MAJOR REPAIR (01.24 \$6,955.84)
98026.03 SPA HEATER- NEW (02.28 \$10,734)
98026.04 LONGMIRE RESTROOM ELECTRIC PANEL-NEW (02.28 \$5,976)
9820.1 EMERGENCY CAPITAL CONTINGENCY (01.25 \$10k)
<b>GENERAL- ROADS &amp; WATER PLAN (RWP)</b>
98024.04 2025 DESIGN BLUEWATER (10.26 \$146,135)
98026.01 2026 BLUEWATER CONST. (01.24 \$1,971,601.50)
<b>Subtotal Net Projected Cash In (Cash Out)</b>
<b>Subtotal Projected Usable Cash w/ APPROVED Obligated Expenses at 12/31/2026</b>

General Reserves	Future Reserves	Impact Fees	Water Reserves	Grand Total Reserve Funds
			(49,890)	(49,890)
(79,309)			(79,309)	(158,617)
(60,595)				(60,595)
0				0
(5,855)				(5,855)
(5,976)				(5,976)
(10,000)				(10,000)
				-
(65,253)				(65,253)
(1,971,602)				(1,971,602)
<b>(1,746,903)</b>	<b>10,285</b>	<b>-</b>	<b>90,283</b>	<b>\$ (1,646,335)</b>
<b>\$ 889,226</b>	<b>\$ 129,298</b>	<b>\$ 121,490</b>	<b>\$ 2,193,676</b>	<b>\$ 3,333,690</b>

2027 Projected Assessment Income @ 2026 Rates
98025.04 ADMIN BUILDING- Construction
<b>Projected Year End 2027 Usable Cash</b>

1,027,361	23,397		692,026	1,742,784
(1,428,358)			(1,470,858)	(2,899,215)
<b>\$ 488,229</b>	<b>\$ 152,695</b>	<b>\$ 121,490</b>	<b>\$ 1,414,844</b>	<b>\$ 2,177,258</b>