

	20/21	21/22	22/23	23/24	24/25	25/26	26/27	27/28	28/29	29/30	30/31	31/32	32/33
Opening Balance	139,593	0	11,123	32,123	16,623	39,623	62,623	83,623	119,623	129,123	165,123	201,123	-54,510
Annual Reserve Contribution		23,000	23,000	23,000	23,000	23,000	36,000	36,000	36,000	36,000	36,000	36,000	36,000
Top up or underspend	256,171												
Interest Earnings													
Subtotal	395,764	23,000	34,123	55,123	39,623	62,623	98,623	119,623	155,623	165,123	201,123	237,123	-18,510
Building Exterior													
Roof Anchors	14,783												
Roof Lights		377										482	
Rain Heads & Downpipes	3,897											1,500	
Deck/Roof Membranes	74,074						9,000					80,000	
Eaves, Awning & Breezeway Membranes												7,651	
Concrete repairs Walls, Cladding, Footpaths	11,800											3,000	
External wiring service duct	8,747												
External Painting	72,923											98,000	
Scaffolding	75,994											90,000	
Exterior Window Joinery - Timber	47,168											6,000	
Exterior Window Joinery - Aluminium													
External Door Hardware - Door Closers				2,000									
Apron and Cap Flashings	2,171											2,500	
External Lighting				3,000									
Project Management	36,000											35,000	
Project site Miscellaneous	6,600											7,000	
Fire plate water proofing	7,500												
Exterior door weather tightness	6,158												
Subtotal	367,815	377	0	5,000	0	0	9,000	0	0	0	0	289,133	0
Building Interior													
Floor Coverings - Carpet				3,000									
Internal Painting		11,500											
Internal Lighting				1,500									
Emergency Lighting				9,000					11,000				
Fire Detection Equipment - Detectors				12,000					13,500				
Fire Detection Equipment - Main Controller				2,500									
Fire Fighting Apparatus									2,000				
Letterboxes	5,282												
Subtotal	5,282	11,500	0	28,000	0	0	0	0	26,500	0	0	0	0
Grounds													
Access Gate - Replace	100												
Fences - Timber			2,000										
Brick Pavers				2,000									
Exterior common areas - Garden	5,957						2,500					2,500	
Entrance Steps and Landing				1,000									
Pathway and Breezeway Steps				2,500									
Balustrades & Handrails - Replace/Repair	966												
Balustrades & Handrails - New													
Balustrades & Handrails - Paint							1,000						
Retaining Walls - Paint							2,500						
Misc	630												
Subtotal	7,653	0	2,000	5,500	0	0	6,000	0	0	0	0	2,500	0
Contingency	15,014												
Total	395,764	11,877	2,000	38,500	0	0	15,000	0	26,500	0	0	291,633	0
Closing Reserve Balance	0	11,123	32,123	16,623	39,623	62,623	83,623	119,623	129,123	165,123	201,123	-54,510	-18,510