April 2019 Reserve Expenditures
Resolution Worksheet

Date: August 21, 2019

Suggested Motion:

"I move to approve April 2019 Reserve Expenditures in the amount of $214,210.26 with funds to come from GL 9901.015, Reserve Expenditures."

2nd:

Summary: Attached are the April 2019 Reserve Expenditures.

Vote:

	In Favor	Opposed	Abstained	Absent
Scott Buchanan				
Dan Courtney				
Susan Cox				
James Konkel				
Rich Moha				
Kathy Schramek				
Nicholas Soto				
Maria Wildes				
Robin Woods				

April 2019 Reserve Expenditures

Code	Reserve Item Description	Amount	Invoice #	Vendor	Invoice Description
1.003	Asbestos	$3,321.89	19791	Envirotex	Crawlspace Abatement building 835
		$3,321.89	19730	Envirotex	Crawlspace Abatement building 309
		($3,321.89)	19791	Envirotex	Duplicate invoice was credited
		$6,643.78			
1.006	Settlement	$69,718.20	12146	AVON	Pay application # 1 for settlement work at building 112
		$248.00	13364	SRG	Pre-bid summary letter building 112 period 2/1/19 to 2/28/19
		$1,375.49	13367	SRG	Contract preperation building 112 period 2/1/19 to 2/28/19
		$542.50	13221	SRG	527, 845, 929 Foundation Repair additional design hourly service period 2/1/19 to 2/28/19
		$128.50	13316	SRG	Crack guage monitoring building 822 period 2/1/19 to 2/28/19
		$861.00	13317	SRG	High priority Façade repairs crack gauge monitoring period 2/1/19 to 2/28/19 summary letter
		$455.36	13365	SRG	High priority Façade repairs crack gauge monitoring period 2/1/19 to 2/28/19 site inspectrions buildings 111. 209, 537, 720, 830, 838, 845, 929 and pool A
		$148.50	13361	SRG	Crack guage monitoring building 112 period 2/1/19 to 2/28/19
		$1,558.50	13363	SRG	Services for period 12/1/18 to 2/28/19 crack monitoring and summary letter from site visit building 716
		$914.86	13335	SRG	Additonal Services period 2/1/19 to 2/28/19 inspection of interior cracks at 718 units 3212 and 3214 Gunston Road
		$140.00	13362	SRG	Crack guage monitoring building 206 period 2/1/19 to 2/28/19

April 2019 Reserve Expenditures

		$76,090.91			
1.009	Waterproofing	$6,445.00	866-8310	E&G	Building 108: Excavate and water seal front and side corner of building between stoops at 3207 and 3209 Martha Custis Drive. Excavate 5' depth, 3' wide x 14'. Hand dig. Install (2) window wells. Backfill and regrade. Clean wall and insepct for major cracks and voids. Mechanically blow dry wall and apply waterproofing membrane.
		$6,445.00			
1.021	Fascia Repairs	$2,700.00	1093	Dynasty	Building 932: full gable and fascia replacement. Final balance due now $2,7000.
		$2,700.00			
1.024	Gutters	$117.07	C-20915	NVR	3213 Gunston Road- Properly re-installed/realigned , sealed gutter/fascia edge, sealed mitre
		$800.00	1082	Dynasty	Building 932: Installed gutter guards, sealed hole.
		$650.00	1099	Dynasty	Building 912: Repaied downspout and crown molding.
		$1,567.07			
1.033	Roofing	$395.00	20558	NVR	3514 Gunston Road: Replaced 13 broken tiles.
		$489.60	20707	NVR	3416 Gunston Road: removed existing pipe collar and replaced with new, replaced tiles that were removed and sealed as needed.
		$701.60	20725	NVR	3617 Gunston Road: Repair sheathing at eve and replace rotted 1x6 boards and 25 tiles
		$1,212.07	20909	NVR	1016 Valley Drive: Removed 50 tiles, installed ice/and water shield and replaced and sealed tiles
		$504.60	20882	NVR	3221 Gunston Road: removed existing pipe collar and replaced with new, replaced tiles that were removed and sealed as needed.
		$395.00	20881	NVR	1102 Valley Drive: Re-placed 15 tiles.
		$687.75	20610	NVR	3548 Marthas Custis Drive: Removed 22 tiles, installed ice/and water shield and replaced and sealed tiles

April 2019 Reserve Expenditures

		$489.60	20745	NVR	1673 Preston Road: Removed existing pipe collar and replaced with new. Replaced tiles that were removed and sealed as needed.
		$539.60	20726	NVR	3617 Gunston Road: Removed existing pipe collar and replaced with new. Replaced tiles that were removed and sealed as needed.
		$110.00	20917	NVR	3109 Valley Drive: Replaced 13 tiles.
		$220.00	20916	NVR	1511 MT Eagle repalce broken tiles, repair shifted tiles and seal mitre, clean gutter and seal wall falshing
		$110.00	20914	NVR	3412 Gunston Road: Replaced 5 red tile.s
		$110.00	20913	NVR	3530 Valley Drive: Replaced 4 tiles.
		$269.60	20911	NVR	3102 Wellington: Removed existing pipe collar and replaced with new. Replaced tiles that were removed and sealed as needed.
		$110.00	20908	NVR	1605 MT Eagle: replace 2 tiles
		$110.00	20886	NVR	3757 Gunston Road: repair ridgecap and replace 4 tiles
		$110.00	20885	NVR	1000 Valley Drive: Replaced 2 tiles
		$110.00	20884	NVR	3740 Gunston Road: Replace 5 tiles
		$220.00	20883	NVR	3706 Gunston Road: repair plywood and hole at step down replace 4 tiles no rotted wood
		$110.00	20840	NVR	1631 Preston Road: replace 1 tile
		$7,004.42			
1.043	Roof Flashing	$275.00	1100	DYNASTY	Buidling 920 repair window flashing

April 2019 Reserve Expenditures

		$5,961.00	20818	NVR	FAR 20727 Remove 500 tiles, remove flashing, fabricate and install new copper flashing, install new ice and water shield, re-install tiles and seal flahing where needed.
		$5,961.00	20616	NVR	3326 Gunston- remoeved approximately 500 tiles from the front and rear of the bldg. removed old flashing, shop fabricated new flashing to replace existing , installed new flashing, reinstalled tiles, installed new ice and water shield where old tiles were removed, sealed as needed.
		$2,885.00	20817	NVR	3326 Gunston- remoeved approximately 350 tiles from the front and rear of the bldg. removed old flashing, shop fabricated new flashing to replace existing , installed new flashing, reinstalled tiles, installed new ice and water shield where old tiles were removed, sealed as needed.
		$2,897.00	20617	NVR	3630 Valley- remoeved approximately 365 tiles from the front and rear of the bldg. removed old flashing, shop fabricated new flashing to replace existing , installed new flashing, reinstalled tiles, installed new ice and water shield where old tiles were removed, sealed as needed.
		$5,961.00	20623	NVR	3734 Holmes- remoeved approximately 500 tiles from the front and rear of the bldg. removed old flashing, shop fabricated new flashing to replace existing , installed new flashing, reinstalled tiles, installed new ice and water shield where old tiles were removed, sealed as needed.
		$23,940.00			
1.048	Building Masonry Tuckpointing	$1,430.00	2019-086	ALMO	3300-3308 Gunston Tuck Point by downspouts
		$3,150.00	2019-061	ALMO	1659 Preston rear wall tuck point
		$2,875.00	2019-067	ALMO	1615-1636-1634 Fitzgerald: repair damaged brick and tuck point

April 2019 Reserve Expenditures

		$1,190.00	2019-078	ALMO	3748 Gunston Road: excavate 1.5' deep rear wall and tuck point in various locations
		$4,690.00	2019-064	ALMO	3210-3218 Valley rear: tuck poit form ground up to 3rd level
		$13,335.00			
1.55	Louver/Vent Gable	$5,400.00	1095	Dynasty	Building 548- full fascia and gable replacement.
		$1,456.08	1903-159644	TW PERRY	(6) Custom Triangle Gables
		$6,856.08			
1.069	Sewer Line Repairs	$7,945.00	866-8954	E&G	Building 954: Removed and installed 135' of 4" schedule 40 pvc in crawlspace. Hand dig. Backfill and re-grade.
		$5,945.00	866-7835	E&G	Building 835: Removed and installed 95' of 4" schedule 40 pvc in crawlspace. Hand dig. Backfill and re-grade.
		$13,445.00	866-8914	E&G	Buildings 914-915 Fitzgerald: Replace damages terra coota sewer lines to and from sewer main clean out manhole. Snaked all line clear to street.
		$27,335.00			
6.015	Storm Drain	$9,445.00	866-8914(a)	E&G	Building 914: Rear of 1618 Fitzgerald. Install 240' feet of schedule 40 pvc 3-5' depth into main storm drain from hillside down to main storm drain. 6" core drill into main storm drain.
		$6,445.00	866-8912	E&G	Building 912: Install 156' of 4" schedule 40 pvc 3-5' depth into main storm drain at top of rear courtyard. 6" core drill into main storm drain. Hand dig. Installed (3) 18" x 18"drain boxes. Backfill and re-grade.
		$15,890.00			
6.021	Concrete Sidewalks				

April 2019 Reserve Expenditures

		$3,907.00	2018-057	Almo Construction	3233-3231-3229 Ravensworth: Replace 6.5" x 5', 10' x 4' and 23' x 5' sidewalks; 3232 Ravensworth: Replace 9' x 5', 12' x 4' and 12LF header curb
		$1,519.00	2019-060	Almo Construction	Spruce Island: Install (6) pads for new benches and building 316 remove and replace 3.5' x 3.5' of sidewalk
		$4,052.00	2019-073	Almo Construction	3307 Valley Drive: remove and replace 4' x 4' sidewalk and 3531-3529 Martha Custis remove and repalce (2) 7' x 4' stoops, 45' x 4' of sidewlaks and 14' x 3.5' of walk with 2 steps
		$4,940.00	2019-047	Almo Construction	3102-3104-3108-3108 Valley Drive repairs flagstone walks, joints.
		$14,418.00			
6.024	Fences	**$950.00**	042319E	ALASKA FENCE	Repair fence Martha Custis (rear of 200'S)
6.033	Landscape Upgrades	$10,085.00	1003109	CLS	Turf restorations: 306, 312, 401, 514, 521, 804, 806, 810 and 822
		$950.00	1003145	CLS	Remove shrubs in front of 112 for settlement work access
		$11,035.00			
	CORRECTED TOTAL	**$214,210.26**			

May 2019 Reserve Expenditures
Resolution Worksheet

Date: August 21, 2019

Suggested Motion:

"I move to approve May 2019 Reserve Expenditures in the amount of $256,429.78 with funds to come from GL 9901.015, Reserve Expenditures."

2nd:

Summary: Attached are the May 2019 Reserve Expenditures.

Vote:

	In Favor	Opposed	Abstained	Absent
Scott Buchanan				
Dan Courtney				
Susan Cox				
James Konkel				
Rich Moha				
Kathy Schramek				
Nicholas Soto				
Maria Wildes				
Robin Woods				

May 2019 Reserve Expenditures

Code	Reserve Item Description	Amount	Invoice #	Vendor	Invoice Description
1.003	Asbestos	$2,500.00	19798	Envirotex	Asbestos removal attics 3415 & 3417
		$3,321.89	19731	Envirotex	Crawlspace remediation building 311
		$5,821.89			
1.006	Settlement	$34,048.81	12158	Avon	Progress Payment #2 Building 112
		$4,215.25	R18037.14	SRG	Building 929 additional scope of work design services
		$4,260.61	R18037.13	SRG	Building 845 additional scope of work design services
		$520.50	R17055.42 Phase V.B.	SRG	Site Construction Administration building 112
		$1,512.00	R17055.41 Phase V.A.2	SRG	Site Construction Administration building 112
		$2,853.84	R17055.40 Phase V.A.1	SRG	Helical Pier Installation Monitoring
		$2,673.22	R17055.30 Phase IV	SRG	Building 112 foundation rehabilitation
		$73,146.81		Avon	Progress Payment #3 Building 112 partial
		$123,231.04			
1.009	Waterproofing	$5,445.00	866-5130	E&G	Building 826: Excavate and water seal front and side corner of building between stoops at 3107 and 3109 Martha Custis Drive. Excavate 5' depth, 3' wide x 14'. Hand dig. Install (2) window wells. Backfill and regrade. Clean wall and insepct for major cracks and voids. Mechanically blow dry wall and apply waterproofing membrane.
		$5,445.00			
1.021	Fascia Repairs	$675.00	1093	Dynasty	bld 936 rear fascia repair
		$675.00			
1.024	Gutters	$407.06	C-20463	NVR	3629 Gunston inspect interior and exterior found leak, installed new ice and snow shield along gutter drip and replaced 3 tiles
		$407.06			

May 2019 Reserve Expenditures

1.03	Mold	**$11,800.00**	19798	Envirotex	Perfrom Mold Remediation attics 3415 & 3417 Valley Drive
		$11,800.00			
1.033	Roofing	$539.60	20461	NVR	3722 Valley new pipe stack collar and 2 tiles
		$489.60	20483	NVR	3312 Gunston new stack pipe collar and 2 tiles
		$489.60	20459	NVR	3206 Ravensworth new stack pipe collar and 2 tiles
		$300.00	20399	NVR	3416 Gunston installed 6 snowbirds
		$110.00	19735	NVR	3258 Gunston Replace step flashing and 1 tile
		$269.60	20314	NVR	1500 MT Eagle Replaced stack collar pipe, ice and snow shield and replaced tiles
		$269.60	20315	NVR	3450 Martha Custis Replaced stack collar pipe, ice and snow shield and replaced tiles
		$269.60	20323	NVR	3312 Coryell Replaced stack collar pipe, ice and snow shield and replaced tiles
		$2,737.60			
1.048	Building Masonry Tuckpointing	$4,200.00	2019-101	ALMO	Tuck pointing bld's 719, 845, 737, 731, 950, 914, 210
		2390	2019-112	ALMO	Tuck pointing bld's 957, 705, 226 and 906
		$19,320.00		ALMO	reclassed from mc building tuck point line item 5.024
		$875.00		ALMO	Tuck pointing bld's 708 and 547
		$26,785.00			
1.054	Bld Wood Trim	$1,674.93	6772244-00	Lansing	composite moulding (20) and 1x12x18 trim (20)
		$315.80	60994147-00	BMC	Pine 11/16 x 3.5 trim bead
		$6,637.57	6772751-00	Lansing	Wolf composite trim and freeze boards
		$4,433.40	6772250-000	Lansing	Wolf Products composite
		$13,061.70			
1.055	Gable Ends	**$2,426.81**	43191	TW Perry	(10) Manufactured gable ends

May 2019 Reserve Expenditures

1.060	Dom. Water Pipes	$10,185.00	866-8713	E&G	PEX installation building 713
		$10,185.00			
1.066	Bldg Gas Pipe Repairs	$5,695.00	866-7932	E&G	Install new 75' of black anti corrisive gas line, pressure test for 12 hours, paint and label all lines, new hangers, removed old gas lines.
		$5,695.00			
1.069	Sewer Line Repairs	$5,445.00	866-8932	E&G	Removed and installed 80' of Sch. 40 pvc sewer line in the crawlspace
		$5,445.00			
1.079	Fire Hydrants	**-$795.00**	866-7826	E&G	Installed front hydrant (C BUILDING) 826
5.024	MC Building Tuckpointing	-$19,320.00		Almo	reclassied to building tuck point line item 1.048
		-$19,320.00			
6.015	Storm Drain	$11,445.00	866-402	E&G	Building 402: 120' sch 40 6" inch and 86' sch 40 8" storm lines
		$13,445.00	866-401	E&G	Building 401: 280' sch 40 4" inch storm lines courtyrad to asphalt lot
		$3,445.00	866-8955	E&G	Building 955 rear install 25' of schedule 40 PVC and (1) 12"x12" drain
		$5,445.00	866-8516	E&G	Buiding 516-518 upper courtyard: 15' of sch 40 PVC and (1) 18"x18" drain
		$33,780.00			
6.033	Landscape Upgrades	-$5,870.00	1003188	CLS	Tree work on MT Eagle (reclassify to 6120)
		$2,925.00	1003321	CLS	Install plants buildings 707 in new brick planters
		-$2,680.00	1003177	CLS	Tree work on MC, blds 229 and 309 (reclassify to 6120)
		$4,410.00	1003299	CLS	Round 1 flower rotations focal points
		-$1,350.00	1003369	CLS	Tree work (reclassify to 6120)
		$9,175.00	1003360	CLS	Valley Drive 516-518 stack stone walls and drain
		$3,316.00	1003327	CLS	Slope restoration and drainage blds 833-835
		$2,610.00	1003334	CLS	Brick Planter bld 707
		-$3,095.00		CLS	Tree work T19-5311 reclassify to 6120
		-$1,990.00		CLS	Tree work T19-5370 reclassify to 6120
		-$610.00		CLS	Shrubs E19-5235 reclassify to 6130
		$22,436.00			

May 2019 Reserve Expenditures

7.003	Concrete Pool Decks	**$1,830.30**	2019-109	Almo	Concrete pool deck repairs "a"	
7.009	Pool Furniture	**$820.31**	5740423		Umbrellas "a"	
7.023		**$1,830.00**	2019-109		Concrete Pool deck "b"	
7.029	Pool Furniture	**$302.07**	5827201		Umbrellas "b"	
7.043		**$1,830.00**	2019-109		Concrete pool deck "c"	
		$256,429.78				
		Corrected total				

July 2019 Reserve Expenditures
Resolution Worksheet

Date: August 21, 2019

Suggested Motion:

"I move to approve July 2019 Reserve Expenditures in the amount of $495.507.07 with funds to come from GL 9901.015, Reserve Expenditures."

2nd:

Summary: Attached are the July 2019 Reserve Expenditures.

Vote:

	In Favor	Opposed	Abstained	Absent
Scott Buchanan				
Dan Courtney				
Susan Cox				
James Konkel				
Rich Moha				
Kathy Schramek				
Nicholas Soto				
Maria Wildes				
Robin Woods				

July 2019 Reserve Expenditures

Code	New codes	Reserve Item Description	Amount	Invoice #	Vendor	Invoice Description
1.003	9114.210	Asbestos	$3,650.00	19774	Envirotex	Remove bagged ACM materials from yard
			$3,650.00			
1.006	9114.210	Settlement	$53,996.40	12263	Avon	Pay application #3 building 112
			$76,675.50	12185	SRG	Pay application #4 building 112
			$1,015.16	13606	SRG	Crack monitoring inspection and summary building 822 June 1 to June 31, 2019
			$776.84	13607	SRG	Crack monitoring inspection and summary716 June 1 to June 31, 2019
			$849.50	13608	SRG	Crack monitoring inspection and summary 206 June 1 to June 31, 2019
			$6,632.48	16341	SRG	Helical Pier Installation Monitoring building 112, crawlspace inspection, site visits 6/12, 6/18, 6/24, 6/24
			$2,814.80	13642	SRG	Service for June 1 to June 31, 2019. Construction Aministration progress meeting 6/12 and 6/26. AIA document prep for change order #1
			$1,140.90	13643	SRG	Service for June 1 to June 31, 2019. Site visits pier monitoring 6/7 and 6/13 and issuenace of site monitoring reports.
			$2,242.50	13671	SRG	Service for June 1 to June 31, 2019. Site visits related to draft contract preparation and design development for retaining walls for building 527
			$146,144.08			
1.009	9114.210	Water proofing	$6,445.00	866-1706	E&G	3307-3309 Valley drive foundation waterproofing. Units getting water in closets.
			$5,445.00	866-2903	E&G	3573 Martha Custis foundation waterproofing. Units getting water in closets.
			$11,890.00			
1.015	9901.011	Stoop Replacements	$19,202.00	2019-158	Almo	936/3532 Valley Drive and 804/3309 Coryell Lane
			$19,202.00			
1.024	9901.016	Gutters	$230.00	C-21241	NVR	1652 Preston Road replace gutter pan
			$477.00	C-21240	NVR	3453 Martha Custis realigned gutter and downspout
			$1,026.00	1199	Dynasty	Gutter guard installation building 922

July 2019 Reserve Expenditures

			$807.00	1202	Dynasty	Gutter guard installation building 310
			$975.00	1222	Dynasty	Gutter guard installation building 953
			$110.00	C-21466	NVR	3243-45 Martha Custis inspect gutters FAR will be required
			$3,625.00			
1.027	9901.010	Site Security Lighting/Electrical	$449.44	493574	Home Depot	HPS Bulbs
			$895.70	492142	Alexandria Lighting	100W Medium Post Lantern Bulbs
			$6,173.00	PxFxPool-ID	Lightility	Dpeosit for Pool A LED and Tennis court lights
			$2,614.00	20527	Rush	Ran new line for parking area light building 732
			$318.00	20623	Rush	Troubleshoot breaker issues site lights buildings 513 and 312
			$190.00	20714	Rush	Repaired breezeway light building 112
			$600.00	20717	Rush	Spruce Island irrigation rewired junction box on Preston Road (944) hillside
			$11,240.14			
1.030	9114.001	Mold	$23,400.00	19897	Envirotex	Full remediation building 211 1915, 1917 and 1919 Quaker Lane attics.
			$1,050.00	19898	Envirotex	Air scrub 1673 Preston Road due to high interior spore count from previous mold remediation work (1st Floor)
			$1,050.00	19903	Envirotex	Air scrub 1673 Preston Road due to high interior spore count from previous mold remediation work (2nd Floor)
			$13,900.00	19905	Envirotex	1514-1516 MT Eagle attic mold remediation, ACM and new installed insulation per agreement.
			$39,400.00			
1.033	9901.016	Roof Tiles	$489.60	C-21332	NVR	1620-1622 MT Eagle replace damaged pipe stack collars (2)
			$110.00	C-21333	NVR	3118 Martha Custis replace (1) tile
			$300.00	C-22334	NVR	3446 Gunston Road replace (1) tile
			$110.00	C-21371	NVR	3578 Martha Custis replaced (2) cracked tiles
			$110.00	C-21374	NVR	1580 MT Eagle replaced (2) ridge caps
			$110.00	C-21372	NVR	1334 Martha Custis replaced (1) tile
			$300.00	C-21375	NVR	1119 Beverly Road replaced (10) ridge tiles

July 2019 Reserve Expenditures

			$110.00	C-21408	NVR	3737 Gunston Road repalced (2) tiles
			$110.00	C-21409	NVR	1810 Preston Road replaced (3) tiles
			$110.00	C-21457	NVR	1662 Preston replaced (3) tiles
			$110.00	C-21455	NVR	3578 Martha Custis replaced (2) tiles
			$110.00	C-21458	NVR	3340 Gunston Road replaced (1) tile
			$110.00	C-21461	NVR	3245 Gunston Road replaced (4) tiles
			$110.00	C-21464	NVR	1705 Preston Road replaced (1) tile
			$110.00	C-21462	NVR	3327 Valley Drive replaced (6) tiles and (2) ridge caps
			$2,689.60	C-21484	NVR	3245-3243 Martha Custis replace front porch roof and (1) pipe collar
			$933.65	C-21534	NVR	3506 Valley Drive replaced rooted wood, (25) tiles and (1) pipe collar
			$6,032.85			
1.043	9901.016	Flashing	$586.20	C-21246	NVR	3433 Valley Drive fabricate and replace flashing over front door
			$6,297.00	C-21262	NVR	1626 Fitzgerald Lane fabricate and install new flashing, remove and replace (500) tiles, install 42 l.f. deck boards (rotted)
			$3,546.90	C-21280	NVR	1110 Valley Drive fabricated and installed new copperpan flashing over reear flat roof with new ice/water shield
			$5,961.00	C-21451	NVR	1618 Preston Road fabricate and install new copper step flashing, remove and replaced (500) tiles and installed new ice/water shield
			$16,391.10			
1.048	9114.020	Tuck Pointing	$875.00	2019-110	Almo	3713 Lyons Lane (547) and 3241 Valley Drivew (708) tuck pointing
			$2,390.00	2019-112	Almo	1524 MT Eagle, 3433 Valley Drive, 3210 Martha Custis and 1621 Fitzgerlad Lane tuck pointing
			$4,430.00	2019-125	Almo	1523-25-27-29 MT Eagle, 3307-09 Valley Drive, tuck pointing stoops
			$1,870.00	2019-127	Almo	3222 Ravensworth tuck point stoop, 1619 Ripon stoop crack repair Sika, 1623-25 Ripon stoop crack repairs Sika, 3311 Valley landiong and sidewalk crack repairs Sika
			$1,300.00	2019-134	Almo	3227 Gunston Road truck pointing

July 2019 Reserve Expenditures

			$10,865.00			
1.054	9114.21	Bld Wood Trim	$6,975.00	93279	Palmer	Door trim work
			$8,295.76	609946	BMC-East	Shutters
			$9,450.00	93300	Palmer	Door trim work
			$245.05	1906-3	TW Perry	1x2x18' PVC and 5/4 x 2 PVC trim
			$8,750.00	93387	Palmer	Front door trim repairs 3600-40-46-60-62-68-70-72-74/3708-10-20-30 Gunston Road.
			$797.80	614389	BMC-East	11/16 x 3.5 primed bead trim
			$9,275.00	93434	Palmer	Door trim work
			$8,095.87	677637	Lansing	Wolf PVC 1x2x18, 1x8x18, 5/4x8x18, 5/4x12x18
			$2,700.00	1206	Dynasty	Balance for building 302 wrap
			$8,725.00	93507	Palmer	Door trim work
			$884.49	1223	Dynasty	1x6x18 and 1x8x18 PVC
			$8,910.00	93595	Palmer	Front door trim repairs 3738-40-42-44-48-56-60-62-64-66-68 Gunston Road. Fascia front build 906
			$2,700.00	1228	Dynasty	Balance for building 304 wrap
			$840.93	1230	Dynasty	1x6x18 and 1x8x18 PVC
			$76,644.90			
1.060	9901.008	PEX Domestic Water Piping	$10,185.00	866-2308	E&G	Pex Install building 308
			$10,185.00	866-2310	E&G	Pex Install building 310
			$10,185.00	866-2312	E&G	Pex Install building 312
			$10,495.00	866-2314	E&G	Pex Install building 314
			$41,050.00			
1.070	9901.008	Storm Drain Installations	$10,445.00	866-3607	E&G	Building 602 install 180' of sch 40 pvc drain line with (2) 18"x18" and (1) 12"x12" drain boxes plus 6 clean outs
			$12,445.00	866-8608	E&G	Building 607 install 160' of 4" sch 40 pvc drain line and 140' of 8" sch 40 pvc with (2) 18"x18" and (1) 12"x12" drain boxes, (1) 4' x 24" manhole plus 6 clean outs

July 2019 Reserve Expenditures

			$6,445.00	866-8956	E&G	Building 956 install 80' of 4" sch 40 pvc drain line and 12' of 6" sch 40 pvc with (1) 18"x18" and (1) 12"x12" drain boxes, plus 4 clean outs
			$8,445.00	866-8960	E&G	Building 960 install 40' of 4" sch 40 pvc drain line and 10' of 6" sch 40 pvc with (2) 18"x18" drain boxes.
			$5,945.00	866-5603	E&G	Building 603 install 120' of sch 40 pvc drain line and 5 clean outs
			$11,445.00	866-8602	E&G	Building 602 install 180' of sch 40 pvc drain line with (2) 18"x18" and (1) 12"x12" drain boxes plus 7 clean outs
			$55,170.00			
6.006	9901.010	Asphalt Repairs	$6,445.00	446-8401	E&G	Asphalt repairs building 401 to tie in new drain line to existing catch basin
			$6,445.00			
6.021	9901.011	Concrete Sidewalks	$590.00	2019-158	Almo	Sidewalks 3532 Valley ans 3309 Corell
			$2,448.00	2019-166	Almo	3250 Valley 17' walks and 6 steps
			$2,250.00	2019-167	Almo	3235 Valley 6' landing and 11' walks and 3 steps
			$5,288.00			
6.033	9901-980	Landscape Upgrades	$2,610.00	1003334	CLS	Plantings slope building 707
			$6,327.00	1003573	CLS	Slope Restoration building 833-835
			$13,835.00	1003685	CLS	Pathway replacment new flagstone pavers rear building 934
			$2,345.00	1003713	CLS	Turf restoration building 960
			$9,072.00	1003764	CLS	Quaker Lane irrigation extension
			$5,760.00	2019-165	Almo	Bricks walls slope building 719
			$2,520.00	2019-169	Almo	Remove and replace existing brick wall 3720 Valley
			$42,469.00			
		Total reserve expenses	**$495,507.07**			