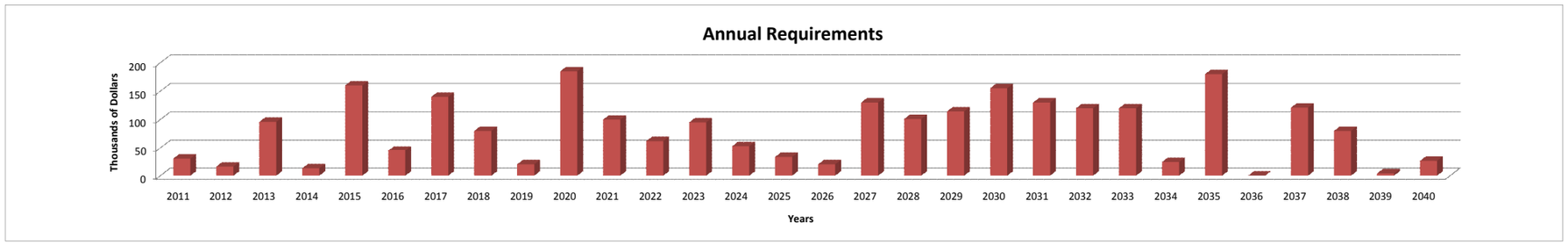
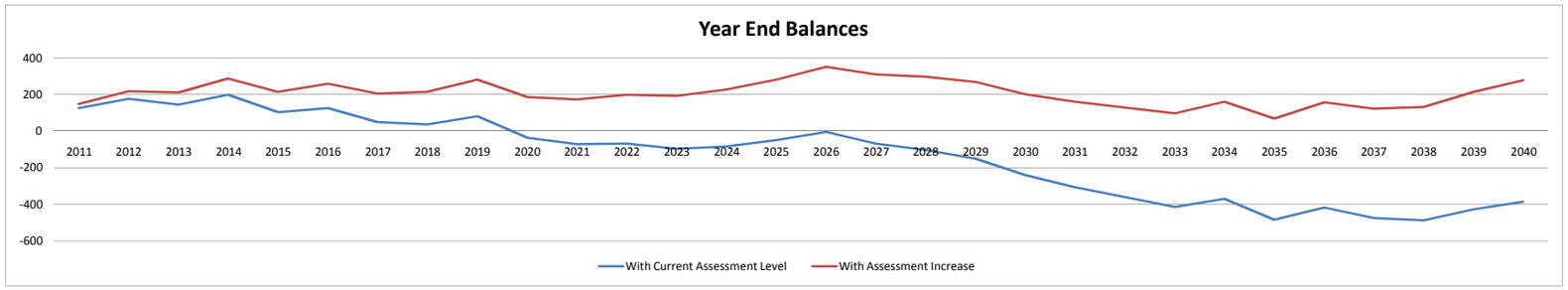
						1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	
Area	System	Subsystem	Life	Installed	Remaining	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	Total
Vessels	Elsie M II	Engines	10	2008	7							60										80														140
Vessels	Elsie M II	Transmissions	10	2008	7							15										30														45
Vessels	Elsie M II	Wheels and Shafts	5	2008	3			10				5						10					10					10						10			55
Vessels	Elsie M II	Steel work	5	2008	3	5	0		10			10					10					10					10							10			65
Vessels	Elsie M II	Lift Gate	5	1980	0	15	0			10					10					10																45
Vessels	**Elsie M II**	**Total**				**20**	**0**	**10**	**10**	**10**	**0**	**90**	**0**	**0**	**10**	**0**	**10**	**10**	**0**	**10**	**0**	**120**	**10**	**0**	**0**	**0**	**10**	**10**	**0**	**0**	**0**	**0**	**20**	**0**	**0**	**350**
Vessels	Hat Express	Engines	15	2005	10										100															130						230
Vessels	Hat Express	Transmissions	15	2005	10										20															30						50
Vessels	Hat Express	Wheels and Shafts	3	2005	3	0		10			10				10			10				10		5			10			15			10			90
Vessels	**Hat Express**	**Total**				**0**	**0**	**10**	**0**	**0**	**10**	**0**	**0**	**0**	**130**	**0**	**0**	**10**	**0**	**0**	**0**	**10**	**0**	**5**	**0**	**0**	**10**	**0**	**0**	**175**	**0**	**0**	**10**	**0**	**0**	**370**
Equipment	F150	Replace	20	1994	3							0	10																							10
Equipment	Backhoe	Replace	30	1972	0														50																	50
Equipment	Grader	Replace	40	1964	0											100																				100
Equipment	Dump Truck	Replace	20	1970	0					40																										40
Equipment	Fuel Truck	Replace with on ground 3,000 gal tai		1984	3							25																								25
Equipment	**Total**					**0**	**0**	**0**	**0**	**40**	**0**	**25**	**10**	**0**	**0**	**100**	**0**	**0**	**50**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**225**
Golf	Fairway Gang Mower #1	Retire																																		0
Golf	Fairway Gang Mower #2	Retire																																		0
Golf	Fairway Tractor #1	Retire																																		0
Golf	Fairway Tractor #2	Retire																																		0
Golf	Fairway Tractor Mower	New	15							30																										30
Golf	#1 Greens Mower	Replace	3	2006	0			15			15			17			17			18			18			20			20			21			21	182
Golf	#2 Greens mower	Hand-me-down from above	3	1995	0																															0
Golf	Approach Mower	Hand-me-down from above	3	1995	0																															0
Golf	Verticutter	Hand-me-down from above	3	1985	0																															0
Golf	Kabota	Replace	15	2005	10												20				20															40
Golf	Sander	Replace	15	2005	10												15																			15
Golf	John Deer Tractor / Mower	Replace	5	2009	4				3					3					3					4					4					4		21
Golf	Aerator	Replace	15	1975	0							5														10										15
Golf	**Total**					**0**	**0**	**15**	**3**	**30**	**15**	**5**	**0**	**20**	**0**	**0**	**52**	**0**	**3**	**18**	**20**	**0**	**18**	**4**	**0**	**30**	**0**	**0**	**24**	**0**	**0**	**21**	**0**	**4**	**21**	**303**
Marina	Docks	Refurbish / Replace	15 - 30	2008	13													20							100	100	100	100								420
Marina	Gangways	Replace	30	2008	28																												50			50
Marina	Power Replacement	Replace	20	2008	18																		15		50							0				65
Marina	Dredging	Maintenance Dredging	5	2008	3			50					50					50					50														200
Marina	**Total**					**0**	**0**	**50**	**0**	**0**	**0**	**0**	**50**	**0**	**0**	**0**	**0**	**70**	**0**	**0**	**0**	**0**	**65**	**0**	**150**	**100**	**100**	**100**	**0**	**0**	**0**	**0**	**50**	**0**	**0**	**735**
Water	1998 Fleetside Service Veh	Replace	20	2008	8								10																							10
Water	M Tank Pressure system	Upgrade	10	2008	8								5																							5
Water	G Tank Pressure system	Upgrade	10	2008	8								5																							5
Water	Green Sand Filter	Upgrades	15	2008	13													5																		5
Water	M Tank	Line / Relace	30	1980	0					30																						100				130
Water	G Tank	Line / Relace	30	1980	0					30														100												130
Water	Pump House	Reside	30	1980	0	5																														5
Water	RO Membranes	Replace	5	2009	5					5					5					5					5					5					5	30
Water	**Total**					**5**	**0**	**0**	**0**	**65**	**0**	**0**	**20**	**0**	**5**	**0**	**0**	**5**	**0**	**5**	**0**	**0**	**0**	**100**	**5**	**0**	**0**	**0**	**0**	**5**	**0**	**100**	**0**	**0**	**5**	**320**
Buildings	Office	Roof	20	2009	19																			5												5
Buildings	The Commons	Roof	40	2002	38																															0
Buildings	Marina Showers	Roof	40	2002	38																															0
Buildings	Marina Showers	Gut and rebuild interior	20	1980	0					15																										15
Buildings	Maintenance Shop	Roof	40	1984	0						20																									20
Buildings	Golf Equipment Storage	Roof	40	1984	0							20																								20
Buildings	Starter Shack	Roof	20	2009	19																			1												1
Buildings	Water Office	Roof	20	2008	18																		4													4
Buildings	RO Building	Roof	40	2002	32																															0
Buildings	Pipe Building	Roof	20	1980	0		5																													5
Buildings	Fitting Building	Roof	20	1980	0		5																													5
Buildings	Rabitorium	Roof	20	1980	0			1																												1
Buildings	M Tank and Pump House	Roof	40	1980	10										20																					20
Buildings	G Tank and Pump house	Roof	40	1980	10										20																					20
Buildings	6 well houses	Roof	20	1980	0	0	6																4													10
BUILDINGS	**TOTAL**					**0**	**16**	**1**	**0**	**15**	**20**	**20**	**0**	**0**	**40**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**8**	**6**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**126**
Admin	Manager's Vehicle	Replace	20	2003	3	0		10																												10
Admin	Apartment Furnishings	Update	10	2007	0	5																														5
ADMIN	**TOTAL**					**5**	**0**	**10**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**10**	**0**	**0**	**0**	**0**	**0**	**0**	**0**	**15**
				Annual	Requirement	30	16	96	13	160	45	140	80	20	185	100	62	95	53	33	20	130	101	115	155	130	120	120	24	180	0	121	80	4	26	2,429
				Running	**Total**	**25**	**46**	**142**	**155**	**315**	**360**	**500**	**580**	**600**	**785**	**885**	**947**	**1,042**	**1,095**	**1,128**	**1,148**	**1,278**	**1,379**	**1,494**	**1,649**	**1,779**	**1,899**	**2,019**	**2,043**	**2,223**	**2,223**	**2,344**	**2,424**	**2,428**	**2,454**	
				Beginning	Begin Balance	88																														
			Average	Annual Re	15% of $375	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	45	
			Average	Elsie M re:	Elsie Reserve	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21	
			Current	**Balance a**	**Ending Balance**	**124**	**174**	**144**	**197**	**103**	**124**	**50**	**36**	**82**	**-37**	**-71**	**-67**	**-96**	**-83**	**-50**	**-4**	**-68**	**-103**	**-152**	**-241**	**-305**	**-359**	**-413**	**-371**	**-485**	**-419**	**-474**	**-488**	**-426**	**-386**	
				$24 asses	Plus increase	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	
			New	**Balance a**	**New End Balance**	**146**	**218**	**210**	**285**	**213**	**256**	**205**	**213**	**281**	**184**	**172**	**198**	**191**	**226**	**281**	**349**	**307**	**294**	**268**	**201**	**159**	**127**	**95**	**159**	**67**	**156**	**123**	**131**	**215**	**277**	
						2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	
						30	16	96	13	160	45	140	80	20	185	100	62	95	53	33	20	130	101	$115	155	130	120	120	24	180	0	121	80	4	26	


Annual Requirements
Thousands of Dollars
200
150
100
50
0
2011 2012 2013 2014 2015 2016 2017 2018 2019 2020 2021 2022 2023 2024 2025 2026 2027 2028 2029 2030 2031 2032 2033 2034 2035 2036 2037 2038 2039 2040
Years


Year End Balances
400
200
0
-200
-400
-600
2011 2012 2013 2014 2015 2016 2017 2018 2019 2020 2021 2022 2023 2024 2025 2026 2027 2028 2029 2030 2031 2032 2033 2034 2035 2036 2037 2038 2039 2040
With Current Assessment Level
With Assessment Increase