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Component Name	Useful Life	Remaining Life	Estimated Cost	1 2013	2 2014	3 2015	4 2016	5 2017	6 2018	7 2019	8 2020
010 Streets/Asphalt Overlay	20	13	$39,848								
010 Streets/Asphalt Repair	4	1	$886						1,321		
010 Streets/Asphalt Seal Coat	4	1	$1,328		3,773				5,629		
020 Roof/Com Shingle	20	13	$81,068								
020 Roofs - Flat	18	11	$27,000								
030 Painting - Wood Fencing	8	1	$4,309		3,500				0		
030 Painting - Woodwork	10	3	$40,124	6,000			36,800				
040 Fencing - Wood, Solid Board	16	9	$14,910								
050 Railing	na	na	$0								
060 Lighting	18	11	$10,500								
070 Building Ext - Decks, Wood	20	13	$26,134								
070 Bldg Ext Doors, Garage	25	18	$9,750								
070 Bldg Ext - Gutters/Downspouts	na	na	$0								
070 Bldg Ext - Railing, Wood Deck	20	13	$13,098								
080 Grounds - Concrete	7	0	$2,589	5,776		4,164	9,630		1,500	3,998	
080 Grounds - Irrigation Controllers	12	5	$2,250					986	3,357		
080 Grounds - Wood Fence, Trash E	16	9	$2,532								
Landscape Refurbishment			$3,000	3,439		4,040	0		6,000	0	0
Estimated Total Cost			$279,325	15,215	7,273	8,204	46,430	986	17,807	3,998	0
Annual Cash Balances											
Beginning Cash Balance				81,838	81,661	90,026	99,190	72,900	95,254	104,489	131,861
Reserve Contribution				15,000	15,750	17,325	20,097	23,313	27,043	31,369	36,388
Surplus/Deficit Allocation					(153)						
Interest Income				38	41	43	43	27	0	0	0
Expenditures				15,215	7,273	8,204	46,430	986	17,807	3,998	0
Ending Cash Balance				**81,661**	**90,026**	**99,190**	**72,900**	**95,254**	**104,489**	**131,861**	**168,249**
Inflation Rate	0.035				1.160	1.346	1.393	1.441	1.492	1.544	1.598
Assmt rate inc. of 16% thru' 2027	**0.16**										
Assmt rate inc of 10% year 2027	**0.1**										
Assmt rate inc of 3% after 2027	**0.03**										

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	9	10	11	12	13	14	15	16	17	18
Component Name	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**2027**	**2028**	**2029**	**2030**
010 Streets/Asphalt Overlay						78,282				
010 Streets/Asphalt Repair		1,516								1,996
010 Streets/Asphalt Seal Coat		6,459								8,506
020 Roof/Com Shingle						159,260				
020 Roofs - Flat				49,516						
030 Painting - Wood Fencing		7,377				8,466				9,714
030 Painting - Woodwork				73,585						
040 Fencing - Wood, Solid Board		25,526								
050 Railing										
060 Lighting				19,256						
070 Building Ext - Decks, Wood						51,341				
070 Bldg Ext Doors, Garage										
070 Bldg Ext - Gutters/Downspouts										
070 Bldg Ext - Railing, Wood Deck						25,731				
080 Grounds - Concrete		4,432			4,914			5,449		
080 Grounds - Irrigation Controllers										5,072
080 Grounds - Wood Fence, Trash Enc		4,335								
Landscape Refurbishment	4,962			5,502			6,100			6,763
Estimated Total Cost	4,962	49,645	0	147,858	4,914	323,080	6,100	5,449	0	32,052
Annual Cash Balances										
Beginning Cash Balance	168,249	205,498	204,817	261,615	179,643	251,157	16,734	108,156	203,156	306,617
Reserve Contribution	42,211	48,964	56,799	65,886	76,428	88,657	97,522	100,448	103,461	106,565
Interest Income	0	0	0	0	0	0	0	0	0	0
Expenditures	4,962	49,645	0	147,858	4,914	323,080	6,100	5,449	0	32,052
Ending Cash Balance	**205,498**	**204,817**	**261,615**	**179,643**	**251,157**	**16,734**	**108,156**	**203,156**	**306,617**	**381,131**
Inflation Rate	1.654	1.712	1.772	1.834	1.898	1.965	2.033	2.104	2.178	2.254

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	19	20	21	22	23	24	25	26	27
Component Name	**2031**	**2032**	**2033**	**2034**	**2035**	**2036**	**2037**	**2038**	**2039**
010 Streets/Asphalt Overlay									
010 Streets/Asphalt Repair				2,291				2,629	
010 Streets/Asphalt Seal Coat				9,760				11,200	
020 Roof/Com Shingle									
020 Roofs - Flat									
030 Painting - Wood Fencing				11,148				12,792	
030 Painting - Woodwork		96,897							
040 Fencing - Wood, Solid Board								44,261	
050 Railing									
060 Lighting									
070 Building Ext - Decks, Wood									
070 Bldg Ext Doors, Garage	22,749								
070 Bldg Ext - Gutters/Downspouts									
070 Bldg Ext - Railing, Wood Deck									
080 Grounds - Concrete	6,041			6,698			7,426		
080 Grounds - Irrigation Controllers									
080 Grounds - Wood Fence, Trash Enc								7,516	
Landscape Refurbishment			7,498			8,314			9,217
Estimated Total Cost	28,790	96,897	7,498	29,896	0	8,314	7,426	78,398	9,217
Annual Cash Balances									
Beginning Cash Balance	381,131	462,102	478,260	587,209	677,252	800,791	919,722	1,043,358	1,099,953
Reserve Contribution	109,762	113,055	116,447	119,940	123,538	127,244	131,062	134,994	139,043
Interest Income	0	0	0	0	0	0	0	0	0
Expenditures	28,790	96,897	7,498	29,896	0	8,314	7,426	78,398	9,217
Ending Cash Balance	**462,102**	**478,260**	**587,209**	**677,252**	**800,791**	**919,722**	**1,043,358**	**1,099,953**	**1,229,779**
Inflation Rate	2.333	2.415	2.499	2.587	2.677	2.771	2.868	2.969	3.072

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	28	29	30
Component Name	**2040**	**2041**	**2042**
010 Streets/Asphalt Overlay			
010 Streets/Asphalt Repair			3,016
010 Streets/Asphalt Seal Coat			12,853
020 Roof/Com Shingle			
020 Roofs - Flat			91,975
030 Painting - Wood Fencing			14,679
030 Painting - Woodwork	127,595		
040 Fencing - Wood, Solid Board			
050 Railing			
060 Lighting			35,768
070 Building Ext - Decks, Wood			
070 Bldg Ext Doors, Garage			
070 Bldg Ext - Gutters/Downspouts			
070 Bldg Ext - Railing, Wood Deck			
080 Grounds - Concrete	8,233		
080 Grounds - Irrigation Controllers			7,665
080 Grounds - Wood Fence, Trash Enc			
Landscape Refurbishment			10,219
Estimated Total Cost	135,828	0	176,175
Annual Cash Balances			
Beginning Cash Balance	1,229,779	1,237,165	1,384,677
Reserve Contribution	143,215	147,511	151,937
Interest Income	0	0	0
Expenditures	135,828	0	176,175
Ending Cash Balance	**1,237,165**	**1,384,677**	**1,360,438**
Inflation Rate	3.180	3.291	3.406