

	A	F	G	H	I	J	K	P	Q	R	S	T	U	V	W	X	
1	Deferred - Master list																Life Cycle
2			Est. Cost	useful life	installed	next due		2014	2015	2016	2017	2018	2019	2020-2024		of 30 Years	
3	Club Entrance																
4	Tree trimming throughout property & golf course		\$ 10,000	1	2013	2014		\$19,500	\$18,000	\$10,000	\$10,000	\$10,000	\$10,000	\$50,000		\$180,000	
5	Landscape (All Rec Dist facilities)		\$ 100,000	20	2012	2032		\$20,000	\$20,000	\$20,000				\$0		\$95,000	
6	Trees throughout property (replacement)		\$ 2,000	1	2013	2014		\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000	\$10,000		\$36,000	
7	Parking lot traffic signs		\$ 750	5	2012	2017					\$750			\$750			
8																	
9	HGRD General																
10	Seal Parking lot (clubhouse -main & pro shop)		\$ 13,000	2	2013	2015			\$13,000		\$13,000		\$13,000	\$26,000		\$117,000	
11	Seal Parking lot (club rear, W lot, lot @ Palo Duro)		\$ 7,000	2	2013	2015			\$7,000		\$7,000		\$7,000	\$14,000		\$63,000	
12	Seal Parking lot (fitness area)		\$ 3,000	2	2013	2015			\$3,000		\$3,000		\$3,000	\$6,000		\$27,000	
13	Seal Parking lot (tennis & shuffle)		\$ 2,000	2	2013	2015			\$2,000		\$2,000		\$2,000	\$4,000		\$18,000	
14	Seal GCM/CLIS building asphalt		\$ 10,000	2	2015	2017					\$10,000		\$10,000	\$20,000		\$80,000	
15	Paver Cleaning		\$ 6,500	2	2015	2017										\$52,000	
16	Restrooms - Update & refurbish																
17	Ballroom/Restaurant		\$ 40,000	10	2011	2021								\$40,000		\$80,000	
18	Pool area		\$ 15,000	10	2010	2020								\$15,000		\$31,500	
19	Admin Bldg (breezeway women 2015/men 2017)		\$ 20,000	10	2012	2022			\$10,000		\$10,000			\$0		\$38,000	
20	Pro Shop Area		\$ 5,000	10	2009	2019							\$5,000	\$0		\$11,000	
21	Embarcadero #5 (include paint outside)		\$ 6,000	10	2000	2015			\$3,000					\$0		\$15,600	
22	Athenian #17 (include paint outside)		\$ 6,000	10	2003	2015			\$3,000					\$0		\$15,600	
23	Bocce/Tennis (include paint outside)		\$ 6,000	10	2000	2015			\$3,000					\$0		\$15,600	
24	Cart/Multi Use Path (asphalt Via La Quinta to Kaidon Ln)		\$ 20,000	15	2000	2015		\$1,000	\$5,000	\$3,000	\$3,000	\$2,000		\$0		\$41,333	
25	Bridge		\$ 8,000	25	2011	2036								\$0		\$6,400	
26	Cart Path- Golf Course (concrete)		\$ 5,000	15	2011	2026			\$5,000					\$0		\$6,667	
27	Clean Clubhouse Roof - Wet it and forget it		\$ 3,000	1	2011	2012			\$3,000	\$3,000	\$3,000	\$3,000	\$3,000	\$15,000		\$60,000	
28	Clubhouse Roof Checkup & Cracked Tile Repair		\$ 1,800	1	2013	2014		\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$1,800	\$9,000		\$32,400	
29	Conservation Easement Maintenance (exotic removal)		\$ 10,500	1	2012	2013		\$6,500	\$10,500	\$10,500	\$10,500	\$10,500	\$10,500	\$52,500		\$199,500	
30	Palmetto Trimming (includes pinestraw & disposal)		\$ 25,500	1	2013	2014		\$25,500	\$25,500	\$25,500	\$25,500	\$25,500	\$25,500	\$127,500		\$459,000	
31	Increase size of turbidity barrier on DR lake		\$ 5,000	15	2015	2030			\$5,000							\$5,333	
32																	
33	Restaurant & Ballroom Building																
34	Flat roof over restaurant - maintainance		\$ 3,000	5	2008	2013						\$3,000		\$3,000		\$13,800	
35																	
36	Lake Management																
37	Lake erosion: property		\$ 1,000,000	10	2009	2019		\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$250,000		\$2,200,000	
38																	
39	Pool area																
40	Pavers @ pool deck (Replace)		\$ 10,000	30	1999	2029								\$0		\$10,667	
41	Pool liner		\$ 30,000	10	2009	2019							\$30,000	\$0		\$66,000	
42	Spa liner		\$ 4,000	10	2011	2021								\$4,000		\$8,000	
43	Pool pipe/leak maintenance		\$ 2,500	1	2012	2013		\$2,500	\$2,500	\$2,500	\$2,500	\$2,500	\$2,500	\$12,500		\$47,500	
44	Clubhouse																

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1	Deferred - Master list																Life Cycle
2			Est. Cost	useful life	installed	next due		2014	2015	2016	2017	2018	2019	2020-2024		of 30 Years	
45	Exterior																
46	Paint		\$ 40,000	10	2009	2019								\$40,000		\$88,000	
47	Awnings - refurbish/replace		\$ 10,000	6	2009	2015						\$10,000		\$10,000		\$36,667	
48	Interior (HOA Office, F&B Office, Admin Offices,Lobby, Card Rooms, Activity Rooms,																
49	Supervisors Office, TV Room, Pro Shop, Rest rooms)																
50	Paint		\$ 10,000	5	2013	2018						\$10,000		\$10,000		\$36,000	
51	Carpet/floor																
52	card rooms		\$ 15,000	10	2010	2020								\$15,000		\$31,500	
53	activities rooms		\$ 10,000	25	1999	2024								\$10,000		\$12,800	
54	admin area		\$ 15,000	10	2002	2014		\$15,000				\$15,000		\$0		\$40,500	
55	Pro/sup/hall		\$ 15,000	10	2009	2019							\$15,000	\$0		\$33,000	
56	HOA/F&B office		\$ 4,000	10	2008	2018						\$4,000		\$0		\$9,200	
57	Lobby Display cases - update contents		\$ 1,000	12	2001	2013								\$0		\$2,500	
58																	
59	Ballroom																
60	Carpeting (including mezzanine)		\$ 25,000	7	2008	2015			\$25,000					\$25,000		\$82,143	
61	Dance Floor - Wood		\$ 30,000	10	2008	2018								\$30,000		\$69,000	
62	Window Treatments		\$ 12,000	10	2013	2023		\$30,000						\$12,000		\$21,600	
63	Paint		\$ 4,000	7	2013	2020								\$4,000			
64	Restaurant																
65	Carpet replacement		\$ 15,000	7	2008	2015			\$15,000					\$15,000		\$49,286	
66	Paint		\$ 750	4	2008	2012			\$750				\$750	\$750		\$4,313	
67	Tables and chairs - refurbish or new ?		\$ 25,000	15	2008	2023								\$25,000		\$38,333	
68	Lounge																
69	Carpet replacement		\$ 4,000	7	2008	2015			\$4,000					\$4,000		\$13,143	
70	Paint		\$ 750	4	2008	2012			\$750				\$750	\$750		\$4,313	
71	Hardwood floor		\$ 10,000	10	2008	2018						\$10,000		\$0		\$23,000	
72	Tables and Stools - refurbish		\$ 8,000	15	2008	2023								\$8,000		\$12,267	
73	Bar - refurbish		\$ 10,000	20	2008	2028								\$0		\$11,500	
74																	
75	Recover Rolling Chairs in Card Room C		\$ 3,000	10	2013	2023								\$3,000			
76																	
77	CLIS																
78	Paint pumphouses		\$ 1,500	10	2015	2025			\$1,500					\$0		\$2,400	
79	Replace roof on Mystic pumphouse		\$ 5,000	24	2000	2024								\$5,000		\$6,458	
80	Replace roof on #18 pumphouse		\$ 5,000	24	2008	2032								\$0		\$4,792	
81	Replace roof on #15 pumphouse		\$ 5,000	24	2008	2032								\$0			
82																	
83	Fitness																
84	Paint (2013 outside/2016 inside)		\$ 4,500	8	2008	2016				\$1,500				\$3,000		\$12,938	
85	Carpet		\$ 8,000	8	2008	2016		\$6,000						\$8,000		\$23,000	
86																	

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1	Deferred - Master list																Life Cycle
2			Est. Cost	useful life	installed	next due		2014	2015	2016	2017	2018	2019	2020-2024		of 30 Years	
87																	
88	Tennis																
89	Wind screen		\$ 1,000	1	2013	2014		\$900	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000	\$5,000		\$18,000	
90	Nets (6)		\$ 900	2	2014	2016			\$900		\$900				\$2,700		\$7,650
91	Fence repair		\$ 10,000	30	1994	2024									\$10,000		\$12,333
92	Stands - refurbish		\$ 2,000	30	2001	2031									\$0		\$2,000
93																	
94	Other recreation																
95	Bocce Courts																
96	Resurface of existing courts & above surface irrig		\$ 12,000	10	2012	2022								\$12,000		\$22,800	
97	Pickleball Courts																
98	Court Maintenance		\$ 2,000	2	2016	2018			\$2,000		\$2,000			\$6,000		\$15,000	
99	Shuffle Board																
100	Resurface		\$ 11,000	12	2013	2025								\$0		\$16,500	
101	Seating - repaint and repair		\$ 1,500	20	2000	2020								\$1,500		\$2,325	
102	Overhead shelter - refurbish/repair		\$ 3,000	20	2000	2020								\$3,000		\$4,650	
103																	
104																	
105	TOTAL HGRD DEF MAINT REQUIREMENTS		\$ 1,720,450					\$ 180,700	\$ 240,300	\$ 133,700	\$ 155,050	\$ 163,200	\$ 192,800	\$ 927,950		\$ 4,801,809	
106																	
107								PY Rollover Cash	\$ 68,619	\$ 2,519	\$ 63,019	\$ 102,169	\$ 133,169	\$ 134,569			
108	Resident Requested								Loan from Captl	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000	\$ 20,000			
109	Electrical Updates		\$ 25,000	20				FY Collections	\$ 174,200	\$ 174,200	\$ 174,200	\$ 174,200	\$ 174,200	\$ 871,000			
110								Total Available	\$ 242,819	\$ 196,719	\$ 257,219	\$ 296,369	\$ 327,369	\$ 1,025,569			
111																	
112								Projected Needs	\$ 240,300	\$ 133,700	\$ 155,050	\$ 163,200	\$ 192,800	\$ 927,950			
113																	
114								Variance	\$ 2,519	\$ 63,019	\$ 102,169	\$ 133,169	\$ 134,569	\$ 97,619			