

# Dock and Engine Replacement Reserve Account Spreadsheet 3 Special Assessments and

## Slight Increase to Reserve Accounts to Cover Routine Maintenance

Year	2011	2012	2013	2014	2015	2016	2017
Repair Item A		Small Boat Docks All Piles					
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C		Cable Replacement					Cable Replacement
Repair Item D						Ferry Engine Replacement	
Repair Item E			Ramp Painting				
Reserve Contribution	\$ 220,561.81	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00
Special Assessment		\$ 234,000.00				\$ 126,750.00	
Repair Expense A		\$ (250,000.00)					
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	
Repair Expense C		\$ (25,000.00)					\$ (25,000.00)
Repair Expense D						\$ (200,000.00)	
Repair Expense E			\$ (212,000.00)				
Reserve Balance	\$ 220,561.81	\$ 213,661.81	\$ 41,761.81	\$ 75,861.81	\$ 115,961.81	\$ 76,811.81	\$ 91,911.81

Year	2018	2019	2020	2021	2022	2023	2024
Repair Item A			Ferry Dolphins Inspections				
Repair Item B	Inspections		Inspections		Inspections		Inspections
Repair Item C					Cable Replacement		
Repair Item D							
Repair Item E					Ramp Painting		
Reserve Contribution	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00
Special Assessment			\$ 762,450.00				
Repair Expense A			\$ (768,000.00)				
Repair Expense B	\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)
Repair Expense C					\$ (25,000.00)		
Repair Expense D							
Repair Expense E					\$ (212,000.00)		
Reserve Balance	\$ 126,011.81	\$ 166,111.81	\$ 194,661.81	\$ 234,761.81	\$ 31,861.81	\$ 71,961.81	\$ 106,061.81

Proposition 2 - Special Assessments Only

Year	2025	2026	2027	2028	2029	2030	2031
Repair Item A							
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C			Cable Replacement				
Repair Item D							
Repair Item E							Ramp Painting
Reserve Contribution	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00	\$ 40,100.00
Special Assessment							
Repair Expense A							
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	
Repair Expense C			\$ (25,000.00)				
Repair Expense D							
Repair Expense E							\$ (212,000.00)
Reserve Balance	\$ 146,161.81	\$ 180,261.81	\$ 195,361.81	\$ 229,461.81	\$ 269,561.81	\$ 303,661.81	\$ 131,761.81

Assumptions:

Replace all piles for small boat docks due to \$194,000.00 savings.

Inflation is zero. If inflation is factored in then reserve contributions increase at the inflation factor.

Engineering estimates are accurate.

No unexpected expenses occur.

Reserve expense is based on minimum estimated time frame when item is recommended to be taken care of. Conservative approach is used.

Ramp cable replacement is every 5 to 7 years. Five years was used as the schedule with the last cost of \$25,000.00 as the amount.

Ferry engine replacement is included in 2016 because this is the year our current engines are rebuilt on their normal cycle.

Notes:

Gray color indicates auto calculations. Do not input data into these cells

Insurance carrier has stated that liability insurance will not be issued on small boat docks unless mitigation plan is in place to repair/replace prior to use in 2012.

Repair Item A is Small Boat Docks scheduled for 2012 and Ferry Dolphins in 2020.

Repair Item B is State Inspections.

Repair Item C is Ferry Ramp cable replacement.

Repair Item D is Ferry Engine replacement.

Repair Item E is Ramp Painting.

\$600.00 Special assessment in 2012

\$325.00 Special assessment in 2016

\$1,955.00 Special assessment in 2020

\$25.90 Per assessable unit increase to reserves to cover routine maintenance costs



## Dock and Engine Replacement Reserve Account Spreadsheet 3 Special Assessments and

### Increase to Reserve Accounts

Year	2011	2012	2013	2014	2015	2016	2017
Repair Item A		Small Boat Docks All Piles					
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C		Cable Replacement					Cable Replacement
Repair Item D						Ferry Engine Replacement	
Repair Item E			Ramp Painting				
Reserve Contribution	\$ 220,561.81	\$ 30,000.00	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00
Special Assessment		\$ 60,450.00	\$ 212,550.00				
Repair Expense A		\$ (250,000.00)					
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	\$ (25,000.00)
Repair Expense C		\$ (25,000.00)					
Repair Expense D						\$ (200,000.00)	
Repair Expense E			\$ (212,000.00)				
Reserve Balance	\$ 220,561.81	\$ 30,011.81	\$ 120,621.81	\$ 204,681.81	\$ 294,741.81	\$ 178,801.81	\$ 243,861.81

Year	2018	2019	2020	2021	2022	2023	2024
Repair Item A			Ferry Dolphins Inspections				
Repair Item B	Inspections				Inspections		Inspections
Repair Item C					Cable Replacement		
Repair Item D							
Repair Item E					Ramp Painting		
Reserve Contribution	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00	\$ 90,060.00	\$ 40,140.00	\$ 40,140.00
Special Assessment			\$ 360,750.00				
Repair Expense A			\$ (768,000.00)				
Repair Expense B	\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)
Repair Expense C					\$ (25,000.00)		
Repair Expense D							
Repair Expense E					\$ (212,000.00)		
Reserve Balance	\$ 327,921.81	\$ 417,981.81	\$ 94,791.81	\$ 184,851.81	\$ 31,911.81	\$ 72,051.81	\$ 106,191.81

Proposition 2 - Combination of Special Assessments and Annual Increase to Reserve Accounts

Year	2025	2026	2027	2028	2029	2030	2031
Repair Item A							
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C			Cable Replacement				
Repair Item D							
Repair Item E							Ramp Painting
Reserve Contribution	\$ 40,140.00	\$ 40,140.00	\$ 40,140.00	\$ 40,140.00	\$ 40,140.00	\$ 40,140.00	\$ 40,140.00
Special Assessment							
Repair Expense A							
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	
Repair Expense C			\$ (25,000.00)				
Repair Expense D							
Repair Expense E							\$ (212,000.00)
Reserve Balance	\$ 146,331.81	\$ 180,471.81	\$ 195,611.81	\$ 229,751.81	\$ 269,891.81	\$ 304,031.81	\$ 132,171.81

Assumptions:

Replace all piles for small boat docks due to \$194,000.00 savings.  
 Inflation is zero. If inflation is factored in then reserve contributions increase at the inflation factor.  
 Engineering estimates are accurate.  
 No unexpected expenses occur.  
 Reserve expense is based on minimum estimated time frame when item is recommended to be taken care of. Conservative approach is used.  
 Ramp cable replacement is every 5 to 7 years. Five years was used as the schedule with the last cost of \$25,000.00 as the amount.  
 Ferry engine replacement is included in 2016 because this is the year our current engines are rebuilt on their normal cycle.

Notes:

Gray color indicates auto calculations. Do not input data into these cells

Insurance carrier has stated that liability insurance will not be issued on small boat docks unless mitigation plan is in place to repair/replace prior to use in 2012.

Repair Item A is Small Boat Docks scheduled for 2012 and Ferry Dolphins in 2020.

Repair Item B is State Inspections.

Repair Item C is Ferry Ramp cable replacement.

Repair Item D is Ferry Engine replacement.

Repair Item E is Ramp Painting.

\$155.00 Special assessment in 2012

\$545.00 Special assessment in 2013

\$925.00 Special assessment in 2020

\$60,060 Increase in reserve accounts \$154.00 per member starting in 2013



## Dock and Engine Replacement Reserve Account Spreadsheet 1 Special Assessment and Increase to

### Reserve Accounts

Year	2011	2012	2013	2014	2015	2016	2017
Repair Item A		Small Boat Docks All Piles					
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C		Cable Replacement					Cable Replacement
Repair Item D						Ferry Engine Replacement	
Repair Item E			Ramp Painting				
Reserve Contribution	\$ 220,561.81	\$ 30,000.00	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00
Special Assessment		\$ 117,000.00					
Repair Expense A		\$ (250,000.00)					
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	\$ (25,000.00)
Repair Expense C		\$ (25,000.00)					
Repair Expense D						\$ (200,000.00)	
Repair Expense E			\$ (212,000.00)				
Reserve Balance	\$ 220,561.81	\$ 86,561.81	\$ 21,561.81	\$ 162,561.81	\$ 309,561.81	\$ 250,561.81	\$ 372,561.81

Year	2018	2019	2020	2021	2022	2023	2024
Repair Item A			Ferry Dolphins Inspections				
Repair Item B	Inspections		Inspections		Inspections		Inspections
Repair Item C					Cable Replacement		
Repair Item D							
Repair Item E					Ramp Painting		
Reserve Contribution	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00	\$ 147,000.00	\$ 50,000.00	\$ 50,000.00
Special Assessment							
Repair Expense A			\$ (768,000.00)				
Repair Expense B	\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)
Repair Expense C					\$ (25,000.00)		
Repair Expense D							
Repair Expense E					\$ (212,000.00)		
Reserve Balance	\$ 513,561.81	\$ 660,561.81	\$ 33,561.81	\$ 180,561.81	\$ 84,561.81	\$ 134,561.81	\$ 178,561.81

Proposition 2 - One Special Assessment and Annual Increase to Reserve Accounts

Year	2025	2026	2027	2028	2029	2030	2031
Repair Item A							
Repair Item B		Inspections		Inspections		Inspections	
Repair Item C			Cable Replacement				
Repair Item D							
Repair Item E							Ramp Painting
Reserve Contribution	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00
Special Assessment							
Repair Expense A							
Repair Expense B		\$ (6,000.00)		\$ (6,000.00)		\$ (6,000.00)	
Repair Expense C			\$ (25,000.00)				
Repair Expense D							
Repair Expense E							\$ (212,000.00)
Reserve Balance	\$ 228,561.81	\$ 272,561.81	\$ 297,561.81	\$ 341,561.81	\$ 391,561.81	\$ 435,561.81	\$ 273,561.81

**Assumptions:**

Replace all piles for small boat docks due to \$194,000.00 savings.

Inflation is zero. If inflation is factored in then reserve contributions increase at the inflation factor.

Engineering estimates are accurate.

No unexpected expenses occur.

Reserve expense is based on minimum estimated time frame when item is recommended to be taken care of. Conservative approach is used.

Ramp cable replacement is every 5 to 7 years. Five years was used as the schedule with the last cost of \$25,000.00 as the amount.

Ferry engine replacement is included in 2016 because this is the year our current engines are rebuilt on their normal cycle.

**Notes:**

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Insurance carrier has stated that liability insurance will not be issued on small boat docks unless mitigation plan is in place to repair/replace prior to use in 2012.

Repair Item A is Small Boat Docks scheduled for 2012 and Ferry Dolphins in 2020.

Repair Item B is State Inspections.

Repair Item C is Ferry Ramp cable replacement.

Repair Item D is Ferry Engine replacement.

Repair Item E is Ramp Painting.

\$300.00 Special assessment in 2012.

\$300.00 Increase in annual assessments to reserves starting in 2013.