

# Reserve Study Update South Village CDD Recreation Components Orange Park, Florida



**Prepared for FY 2024  
Report Date: April 30, 2024**





April 30, 2024

Ms. Marilee Giles, District Manager  
Governmental Management Services  
475 West Town Place, Suite 114  
St. Augustine Florida 32092

Re: Reserve Study Report for South Village CDD Recreation Components

Dear Ms. Giles:

Community Advisors is pleased to provide this Reserve Study report for the above referenced District. A site visit was conducted to determine the condition of your major components and provide an opinion of their remaining useful life.

We have developed a plan to fund future capital component replacements which is dependent on adequate funding, component maintenance, usage, weather and other factors. Component replacement cost is determined using local vendors and industry standard publications. This Reserve Study was prepared under the guidelines of the National Reserve Study Standards which is administrated by CAI and the Standards of Practice establish by APRA. Once you have reviewed this report and considered recent expenditures and any historic cost data, we will make necessary adjustments

Respectively submitted,

Charles R. Sheppard *RS PRA CCI*  
Professional Reserve Analyst

10459 Hunters Creek Court  
Jacksonville, FL 32256  
(904) 303-3275  
[www.communityadvisors.com](http://www.communityadvisors.com)



## SPECIAL NOTICE

THIS RESERVE ANALYSIS INCLUDED A VISUAL OBSERVATION OF MAJOR COMPONENTS FOR YOUR PROPERTY. NO DESTRUCTION TESTING OR OTHER TESTING WAS CONDUCTED TO DETERMINE COMPONENT CONDITION. OUR ANALYSIS INCLUDES COMPONENTS WITH REPLACEMENT COST AND USEFUL LIFE PROJECTIONS THAT ARE TYPICAL FOR THIS TYPE OF FACILITY.

THIS ANALYSIS IS NOT A SAFETY INSPECTION OR STRUCTURAL INSPECTION AND WE RECOMMEND THE ASSOCIATION CONDUCT THOSE INSPECTIONS ON A REGULAR BASIS WITH QUALIFIED CONSULTANTS.

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# Executive Summary

## Account Information

Account Name	<b>South Village CDD Recreation Components</b>	Account Number	<b>2019-B</b>
City	<b>Orange Park</b>	Last Site Visit	<b>April, 11 2024</b>
State	<b>Florida</b>	Report Date	<b>April, 30 2024</b>
In Service Date	<b>June, 15 2005</b>	Report Version	<b>1</b>
Total Units	<b>1500</b>	Fiscal Year Start	<b>October, 1 2024</b>
Study Level	<b>Level II Update</b>	Fiscal year End	<b>September, 30 2025</b>

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## Reserve Fund Information

Current Component Replacement Cost	<b>\$4,175,964</b>
Number of Components	<b>222</b>
Reserve Fund Beginning Balance	<b>\$918,000</b>
Billing Term	<b>Annually</b>

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## Component Funding (Straight Line)

Recommended First Year Reserve Fund Contribution	<b>\$516,940</b>
Interest Rate on Reserve Deposits	<b>0%</b>
Inflation Rate on Replacement Cost	<b>0%</b>

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## Pooled Cash (Current Funding Plan)

Current Year Reserve Fund Contribution	<b>\$168,523</b>
Interest Rate on Reserve Deposits	<b>3.5%</b>
Inflation Rate on Replacement Cost	<b>3.5%</b>
Annual Contribution Increases	<b>3.0%</b>

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## Pooled Cash (Recommended Funding Plan)

Recommended First Year Reserve Fund Contribution	<b>\$294,100</b>
Interest Rate on Reserve Deposits	<b>3.5%</b>
Inflation Rate on Replacement Cost	<b>3.5%</b>
Annual Contribution Increases	<b>3.0%</b>

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## Comment

- Current funding plan contribution determined by allocating 60% of the FY 2023/2024 reserve contributions.
- New components added: Rope railing, pond fountain, Stormwater evaluation, window/door allowances, fire alarm panel, ice maching at tennis, playgrounds, dog park, pool deck pavers, hard court replacement.
- Current funding plan does not provide funding in FY 2029/2030. Recomendded funding plan maintains adequate funding for the period of this analysis. This analysis should be updated annually with a site visit every 2 years to monitor component condition and update interest and inflation rates.

**South Village CDD Recreation Components  
Funding Model Projection**

Beginning Balance: \$918,000

Year	Current Cost	Annual Contribution	Annual Interest	Annual Expenditures	Projected Ending Reserves
24-25	4,175,964	294,100	24,848	502,166	734,781
25-26	4,322,123	302,923	32,849	99,153	971,400
26-27	4,451,973	312,010	36,684	235,284	1,084,811
27-28	4,607,792	321,371	39,430	279,607	1,166,005
28-29	4,769,065	331,012	32,293	574,358	954,952
29-30	4,935,982	340,942	19,158	748,516	566,537
30-31	5,108,741	351,170	28,334	108,174	837,866
31-32	5,287,547	361,705	37,942	115,523	1,121,991
32-33	5,472,611	372,557	48,459	110,006	1,433,000
33-34	5,664,153	383,733	61,763	52,063	1,826,434
34-35	5,862,398	395,245	16,201	1,758,787	479,094
35-36	6,067,582	407,103	29,688	37,959	877,926
36-37	6,279,947	419,316	36,534	253,406	1,080,369
37-38	6,499,745	431,895	42,688	292,616	1,262,336
38-39	6,727,236	444,852	57,315	69,604	1,694,900
39-40	6,962,690	458,198	64,618	306,874	1,910,842
40-41	7,206,384	471,944	51,279	917,660	1,516,405
41-42	7,458,607	486,102	68,455	46,662	2,024,300
42-43	7,719,659	500,685	74,122	407,214	2,191,893
43-44	7,989,847	515,706	92,532	63,827	2,736,304
44-45	8,269,491	531,177	73,913	1,155,681	2,185,712
45-46	8,558,923	547,112	88,909	192,557	2,629,177
46-47	8,858,486	563,525	93,806	512,543	2,773,964
47-48	9,168,533	580,431	83,620	965,248	2,472,767
48-49	9,489,431	597,844	91,840	446,619	2,715,832
49-50	9,821,561	615,779	97,038	559,096	2,869,553
50-51	10,165,316	634,253	120,407	63,595	3,560,618
51-52	10,521,102	653,280	140,706	193,716	4,160,889
52-53	10,889,341	672,879	114,685	1,557,063	3,391,390
53-54	11,270,468	693,065	135,847	203,120	4,017,182

## Reserve Balances-Expenditures-Contributions

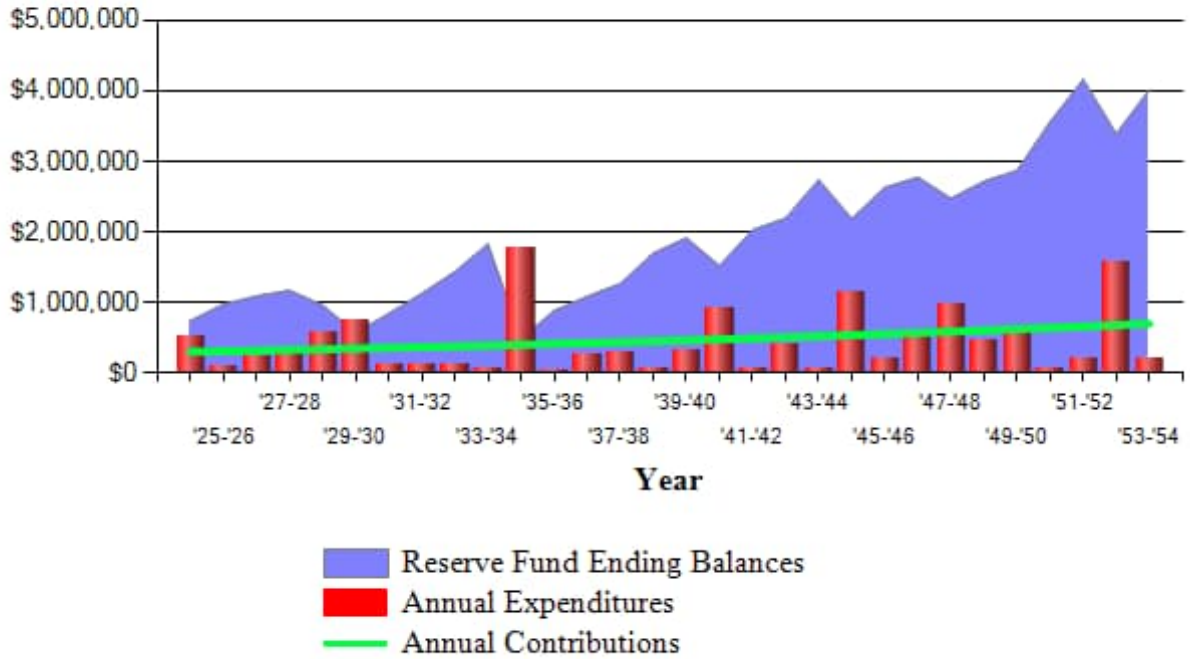


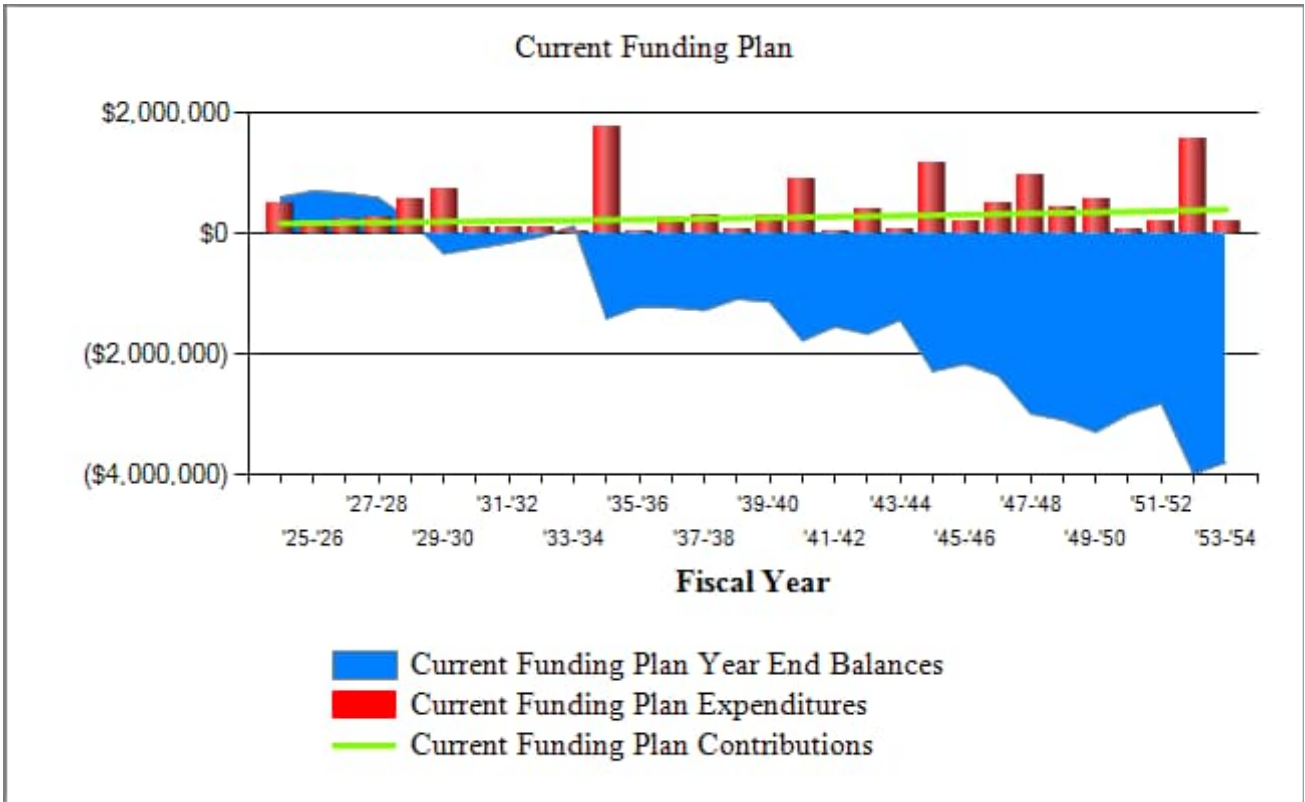
Chart illustrates year end balances and expenditures with the level of contributions necessary to maintain adequate funding.

**South Village CDD Recreation Components  
Funding Model Projection - Current Plan**

Beginning Balance: \$918,000

Year	Current Cost	Annual Contribution	Annual Interest	Annual Expenditures	Projected Ending Reserves
24-25	4,175,964	168,523	20,452	502,166	604,809
25-26	4,322,123	173,579	23,773	99,153	703,008
26-27	4,451,973	178,786	22,628	235,284	669,138
27-28	4,607,792	184,150	20,079	279,607	593,760
28-29	4,769,065	189,674	7,318	574,358	216,394
29-30	4,935,982	195,364		748,516	-336,757
30-31	5,108,741	201,225		108,174	-243,707
31-32	5,287,547	207,262		115,523	-151,967
32-33	5,472,611	213,480		110,006	-48,494
33-34	5,664,153	219,884	4,176	52,063	123,504
34-35	5,862,398	226,481		1,758,787	-1,408,802
35-36	6,067,582	233,275		37,959	-1,213,486
36-37	6,279,947	240,274		253,406	-1,226,618
37-38	6,499,745	247,482		292,616	-1,271,753
38-39	6,727,236	254,906		69,604	-1,086,450
39-40	6,962,690	262,553		306,874	-1,130,771
40-41	7,206,384	270,430		917,660	-1,778,001
41-42	7,458,607	278,543		46,662	-1,546,120
42-43	7,719,659	286,899		407,214	-1,666,434
43-44	7,989,847	295,506		63,827	-1,434,755
44-45	8,269,491	304,371		1,155,681	-2,286,065
45-46	8,558,923	313,502		192,557	-2,165,119
46-47	8,858,486	322,907		512,543	-2,354,755
47-48	9,168,533	332,595		965,248	-2,987,409
48-49	9,489,431	342,573		446,619	-3,091,455
49-50	9,821,561	352,850		559,096	-3,297,702
50-51	10,165,316	363,435		63,595	-2,997,862
51-52	10,521,102	374,338		193,716	-2,817,239
52-53	10,889,341	385,568		1,557,063	-3,988,734
53-54	11,270,468	397,135		203,120	-3,794,718





This chart illustrates how the CDD's current funding plan will perform over time.

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

	<b>24-25</b>	<b>25-26</b>	<b>26-27</b>	<b>27-28</b>	<b>28-29</b>	<b>29-30</b>	<b>30-31</b>	<b>31-32</b>	<b>32-33</b>	<b>33-34</b>
<b>Beginning Balance</b>	918,000	734,781	971,400	1,084,811	1,166,005	954,952	566,537	837,866	1,121,991	1,433,000
<b>Annual Assessment</b>	294,100	302,923	312,010	321,371	331,012	340,942	351,170	361,705	372,557	383,733
<b>Interest Earned</b>	24,848	32,849	36,684	39,430	32,293	19,158	28,334	37,942	48,459	61,763
<b>Expenditures</b>	502,166	99,153	235,284	279,607	574,358	748,516	108,174	115,523	110,006	52,063
<b>Ending Balance</b>	734,781	971,400	1,084,811	1,166,005	954,952	566,537	837,866	1,121,991	1,433,000	1,826,434

**Description**

Misc. Site Components

Asphalt Resurfacing - Amenity Lots				162,304						
Bridge & Signage Refurbish Allowance		12,420								
Community Monuments Refurbish Allowance		16,560								
Concrete Curbing ( at Paving)				9,757						
Entry Feature Refurbishment		15,525								
Flag Pole - Residents Club										
Flag Poles - Stage										
Fountain Pumps at Bridge Annual Allowance	5,000	5,175	5,356	5,544	5,738	5,938	6,146	6,361	6,584	6,814
Rope Railing - Dock	3,040									
Trellis - Amenity Walkway			12,341							
Trellis - Lake Front	18,216									
Wayfinding Signage Allowance						3,563				
Wood Decking - Canoe Launch	7,760									
Wood Decking - Lake Front Pier	15,360									
<b>Misc. Site Components Total:</b>	<b>49,376</b>	<b>49,680</b>	<b>17,697</b>	<b>177,605</b>	<b>5,738</b>	<b>9,501</b>	<b>6,146</b>	<b>6,361</b>	<b>6,584</b>	<b>6,814</b>

Stormwater System

Pond Fountain - Tynes Blvd.				8,870					10,534	
Stormwater System Evaluation Allowance		20,700								
Wood Bulkhead - Amenity						106,892				
Wood Bulkhead - Island						101,547				
<b>Stormwater System Total:</b>		<b>20,700</b>		<b>8,870</b>		<b>208,439</b>			<b>10,534</b>	

Fencing & Gates

Dumpster Enclosure Gates				6,098						
Perimeter Fencing - Pools								56,184		

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<i>Fencing &amp; Gates continued...</i>										
Vinyl Ranch Fence						8,646				
<b>Fencing &amp; Gates Total:</b>				<b>6,098</b>		<b>8,646</b>		<b>56,184</b>		
<b>Misc. Building Components</b>										
Balcony Rails - Fitness 2nd Floor Decks								21,374		
Locker Room Refurbishment - Fitness Center			64,273							
Locker Room Refurbishment - Pool House						57,009				
Locker Room Refurbishment - Resident Club Ext						35,631				
Ramp Railing - Fitness Center Exterior										
Restroom Refurbishment - Fitness Center 2nd Floor						8,076				
Restroom Renovation - Residents Club						8,076				
Wood Bulkhead - Tennis Courts										
Wood Decking - Village Store						5,701				
<b>Misc. Building Components Total:</b>			<b>64,273</b>			<b>114,493</b>		<b>21,374</b>		
<b>Windows/Doors</b>										
Exterior Door Allowance - Fitness Center										
Exterior Door Allowance - Kids Club										
Exterior Door Allowance - Lake House										
Exterior Door Allowance - Residence Club										
Window Allowance - Fitness Center										
Window Allowance - Kids Club										
Window Allowance - Lake House										
Window Allowance - Residence Club										
<b>Windows/Doors Total:</b>										
<b>Roofing</b>										
Asphalt Shingle Roof - Fitness Center	80,850									
Asphalt Shingle Roof - Kid's Club						27,079				
Asphalt Shingle Roof - Pool House	11,040									
Asphalt Shingle Roof - Residents Club						64,848				
Metal Roof - Fitness Center										
Metal Roof - Lake House										

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<i>Roofing continued...</i>										
Metal Roof - Residents Club										
Metal Roofing - Lawn Pavilion										
Metal Roofing - Pool House										
Metal Roofing - Tiki Bar										
<b>Roofing Total:</b>	<b>91,890</b>					<b>91,927</b>				
<b>Exterior Painting/Waterproofing</b>										
Ext. Deck Waterproofing - Fitness Balcony	5,400								7,111	
Painting - Fitness Center	16,000								21,069	
Painting - Kid's Club Exterior					6,885					
Painting - Lake House	4,200								5,531	
Painting - Pavilion	2,200								2,897	
Painting - Pool House Exterior					5,164					
Painting - Residents Club Exterior						19,003				
Painting - Tiki Bar						4,157				
<b>Exterior Painting/Waterproofing Total:</b>	<b>27,800</b>				<b>12,049</b>	<b>23,160</b>			<b>36,607</b>	
<b>Floor &amp; Wall Treatments</b>										
Carpet - Fitness Center Main Floor								14,751		
Floor Tile - Fitness Bld Corridor										
Quarry Tile - Kitchen										
Quarry Tile - Snack Bar										
Resilient Vinyl Plank Floor - Residents Club						23,160				
Rubber Floor - Weight Area									2,686	
Stair Rubber Treads										
Vinyl Floor - Basketball Court										
Vinyl Flooring - Fitness Room 2nd Floor										
Vinyl Plank - Kids Club										
Wall Tile - Snack Bar				4,989						
<b>Floor &amp; Wall Treatments Total:</b>				<b>4,989</b>		<b>23,160</b>	<b>14,751</b>		<b>2,686</b>	

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<b>Cabinets &amp; Tops</b>										
Bar Top - Tiki Bar										
Cabinet & Top - Serving Line	5,200									
Cabinets & Top - Teen Room						2,850				
Cabinets & Tops - Fitness Office						2,494				
Cabinets & Tops - General Store						14,549				
Cabinets & Tops - Kid's Club Office						5,226				
Cabinets & Tops - Kids Room						2,850				
Cabinets & Tops - Office						3,563				
Cabinets & Tops - Snack Bar						8,314				
Cabinets & Tops Fitness Room						2,375				
Coffee Bar Cabinet & Top - Coffee Shop						2,375				
Lobby Cabinet & Top - Fitness Center						3,326				
Reception Deck Top						8,314				
Transaction Top - Kid's Club Office						2,850				
<b>Cabinets &amp; Tops Total:</b>	<b>5,200</b>					<b>59,087</b>				
<b>Mechanical Electrical Plumbing</b>										
Fire Alarm Panel - Fitness Bld						4,513				
HVAC Equipment - Kid's Club					7,344					
HVAC Unit 1 - Fitness Center	8,000									
HVAC Unit 1 - Residents Club	12,800									
HVAC Unit 2 - Fitness Center	8,000									
HVAC Unit 2 - Residents Club	12,800									
HVAC Unit 3 - Fitness Center	12,800									
HVAC Unit 4 - Fitness Center	12,800									
HVAC Unit 5	32,000									
<b>Mechanical Electrical Plumbing Total:</b>	<b>99,200</b>				<b>7,344</b>	<b>4,513</b>				
<b>Furniture Fixtures &amp; Equipment</b>										
Fitness Equipment Allowance (Annual)	8,000	8,280	8,570	8,870	9,180	9,501	9,834	10,178	10,534	10,903
Folding Partition - Kids Room										
Furniture Allowance - Fitness Center			5,356							
Furniture Allowance - Residents Club			5,356							

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<i>Furniture Fixtures &amp; Equipment continued...</i>										
Ice Machine - Tennis Shop				3,326						
Office Furniture Allowance						1,782				
Pool/Patio Furniture Allowance (Annual)	8,000	8,280	8,570	8,870	9,180	9,501	9,834	10,178	10,534	10,903
ServAce Court Maintenance Cart					11,475					
Water Coolers - Tennis	2,100									
<b>Furniture Fixtures &amp; Equipment Total:</b>	<b>18,100</b>	<b>16,560</b>	<b>27,852</b>	<b>21,066</b>	<b>29,836</b>	<b>20,785</b>	<b>19,668</b>	<b>20,356</b>	<b>21,069</b>	<b>21,806</b>
<b>Exterior Lighting</b>										
Decorative Light Poles - Entry Drive										
Exterior Light Fixture Allowance - Lake House										
Exterior Light Fixture Allowance - Fitness Center										
Exterior Light Fixture Allowance - Residence Club										
Light Bollards - Miniture Golf						2,850				
Light Poles - Parking Lot										
Light Poles - Swimming Pool										
<b>Exterior Lighting Total:</b>						<b>2,850</b>				
<b>Kitchen Equipment</b>										
Air Curtain	1,600									
Back Bar	7,400									
Cabinets - Kitchen Storage	4,000									
Charbroiler	4,800									
Deep Fryer	3,200									
Freezer	2,400									
Freezer -3 Door	6,000									
Frozen Beverage Machine	7,400									
Griddle	2,000									
Ice Cream Machine										2,726
Ice Machine	9,700									
Ice Tea Brewer	1,000								1,317	
Microwave/Convection Oven	11,000									
Refrigerated Merchandise Case	4,200									
Refrigerator	2,200									

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<i>Kitchen Equipment continued...</i>										
Sandwich Unit										4,089
Soda Fountain Machine	1,200									
<b>Kitchen Equipment Total:</b>	<b>68,100</b>								<b>1,317</b>	<b>6,814</b>
Misc. Recreation Components										
Miniture Golf Carpet					9,846					
Miniture Golf Fountain Pump 3 HP							2,459			
Tree House Allowance			3,214							
<b>Misc. Recreation Components Total:</b>			<b>3,214</b>		<b>9,846</b>		<b>2,459</b>			
Playground - Kids Club										
Gazebo										
Playground Equipment Allowance - Kid's Club										
<b>Playground - Kids Club Total:</b>										
Playground - Autumn Pines										
Play Equipment Allowance			80,342							
Shade Bench			8,141							
Shade Fabric			4,285							
Shade Structure Replacement			21,424							
<b>Playground - Autumn Pines Total:</b>			<b>114,193</b>							
Playground - Club Lake Drive										
Playground Equipment Allowance				55,436						
<b>Playground - Club Lake Drive Total:</b>				<b>55,436</b>						
Playground - Eagle Crossing										
Picknic Tables/Benches	2,000									
Play Equipment	30,000									
Wood Trellis			2,699							
<b>Playground - Eagle Crossing Total:</b>	<b>32,000</b>		<b>2,699</b>							

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<b>Playground - Eagle Landing Pkw</b>										
Play Equipment	25,000									
<b>Playground - Eagle Landing Pkw Total:</b>	<b>25,000</b>									
<b>Playground - Tynes Blvd.</b>										
Asphalt Resurfacing - Park Lot										
Asphalt Shingles Restroom Bld.										
Painting - Restroom Bld							3,688			
Picnic Tables/Trash Cans										
Plastic Mulch Border										
Play Equipment Allowance										
Restroom Refurbishment										
Shade Bench										
Shade Fabric										
Shade Structure/Fabric										
Soccer Goals										
<b>Playground - Tynes Blvd. Total:</b>							<b>3,688</b>			
<b>Pocket Parks</b>										
Metal Table/Trash Can										
Shade Fabric									4,741	
Shade Structure/Fabric										
<b>Pocket Parks Total:</b>									<b>4,741</b>	
<b>Dog Park</b>										
Chain Link Fence VC										
Park Bench										
Pedestal Drink Fountain/Pet Fountain										
Picnic Table/Trash Can										
Shade Bench										
Shade Fabric									1,975	
Shade Structure/Fabric										
<b>Dog Park Total:</b>									<b>1,975</b>	



**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33	33-34
<b>Swimming Pools</b>										
Concret Paver Allowance										
Diving Boards										
Diving Stand - High Dive						26,129				
Diving Stand - Low Dive						20,191				
Lane Dividers	2,300									
Pool Heater 1	6,800								8,954	
Pool Heater 2	6,800								8,954	
Pool Lift - Adult Pool		7,038								
Pool Pump & Equip. Allowance (Annual)	5,000	5,175	5,356	5,544	5,738	5,938	6,146	6,361	6,584	6,814
Pool Refurfacing/Tile - Adult Pool					99,146					
Pool Resurfacing - Family Pool					160,102					
Pool Resurfacing/Tile - Baby Pool					9,547					
Pool Resurfacing/Tile - Competition Pool					235,013					
Pool Slide - Wading Pool	1,800									
Pool Slide Refurbish Allowance	20,000									
Shade Fabric	22,800									
Shade Structure Replace						106,892				
Slide Tower Steel Refurbish Allowance	20,000									
Solar Pool Cover - Adult Pool								4,886		
Starting Platforms						22,804				
<b>Swimming Pools Total:</b>	<b>85,500</b>	<b>12,213</b>	<b>5,356</b>	<b>5,544</b>	<b>509,546</b>	<b>181,954</b>	<b>6,146</b>	<b>11,247</b>	<b>24,493</b>	<b>6,814</b>
<b>Tennis/Pickleball Courts</b>										
Fencing - Hard Courts										
Fencing - Soft Courts										
Har-Tru Tennis Court Refurbishment										
Light Poles - Hard Courts										
Light Poles - Soft Courts										
Shade Fabric - Courts										9,813
Shade Structure Replace - Courts										
Tennis/PB Court Replacement										
Tennis/PB Court Resurfacing (color coat)							55,316			
<b>Tennis/Pickleball Courts Total:</b>							<b>55,316</b>			<b>9,813</b>

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>24-25</b>	<b>25-26</b>	<b>26-27</b>	<b>27-28</b>	<b>28-29</b>	<b>29-30</b>	<b>30-31</b>	<b>31-32</b>	<b>32-33</b>	<b>33-34</b>
<b>Operating Expense</b>										
Awning Fabric - Kid's Club	<i>Unfunded</i>									
Brick Walk Repair	<i>Unfunded</i>									
Ceiling Fans	<i>Unfunded</i>									
Concrete Sidewalk Repair	<i>Unfunded</i>									
Cupola Repair - Tiki Bar	<i>Unfunded</i>									
Entry Feature Fountain Pumps	<i>Unfunded</i>									
Fountain Filtration - Residents Club	<i>Unfunded</i>									
Interior Painting	<i>Unfunded</i>									
Painting - Dumpster Enclosure	<i>Unfunded</i>									
Reception Desk Refurbishment	<i>Unfunded</i>									
Roof Water Tank Refurbish	<i>Unfunded</i>									
Screened Porch Rescreening	<i>Unfunded</i>									
Water Heater - Fitness Center	<i>Unfunded</i>									
<b>Long Life Components</b>										
Basketball Court Divider Curtain	<i>Unfunded</i>									
Basketball Fold Backboards	<i>Unfunded</i>									
Billard Table	<i>Unfunded</i>									
Brick Walks	<i>Unfunded</i>									
Building Foundations/Frames	<i>Unfunded</i>									
Building Siding/Trim	<i>Unfunded</i>									
Electrical/Communication Cables & Devices	<i>Unfunded</i>									
Folding Security Shutter - Tennis Pro Shop	<i>Unfunded</i>									
HVAC Ductwork	<i>Unfunded</i>									
Handicap Lift - Fitness Center	<i>Unfunded</i>									
Kitchen Fire Protection System	<i>Unfunded</i>									
Pool Shell	<i>Unfunded</i>									
Sidewalks	<i>Unfunded</i>									
Utility Lines To Buildings	<i>Unfunded</i>									
Water/Sewer/Vent Piping	<i>Unfunded</i>									
Wiring for Light Poles	<i>Unfunded</i>									

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>24-25</b>	<b>25-26</b>	<b>26-27</b>	<b>27-28</b>	<b>28-29</b>	<b>29-30</b>	<b>30-31</b>	<b>31-32</b>	<b>32-33</b>	<b>33-34</b>
<b>Components Maintained by Others</b>										
CDD Golf Components	<i>Unfunded</i>									
Cluster Mainboxes	<i>Unfunded</i>									
Electrical Lines to Transformers	<i>Unfunded</i>									
Street/Traffic Signs	<i>Unfunded</i>									
Water/Electric Meters	<i>Unfunded</i>									
Water/Sewer Connection to Utility	<i>Unfunded</i>									
<b>Year Total:</b>	<b>502,166</b>	<b>99,153</b>	<b>235,284</b>	<b>279,607</b>	<b>574,358</b>	<b>748,516</b>	<b>108,174</b>	<b>115,523</b>	<b>110,006</b>	<b>52,063</b>

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

	<b>34-35</b>	<b>35-36</b>	<b>36-37</b>	<b>37-38</b>	<b>38-39</b>	<b>39-40</b>	<b>40-41</b>	<b>41-42</b>	<b>42-43</b>	<b>43-44</b>
<b>Beginning Balance</b>	1,826,434	479,094	877,926	1,080,369	1,262,336	1,694,900	1,910,842	1,516,405	2,024,300	2,191,893
<b>Annual Assessment</b>	395,245	407,103	419,316	431,895	444,852	458,198	471,944	486,102	500,685	515,706
<b>Interest Earned</b>	16,201	29,688	36,534	42,688	57,315	64,618	51,279	68,455	74,122	92,532
<b>Expenditures</b>	1,758,787	37,959	253,406	292,616	69,604	306,874	917,660	46,662	407,214	63,827
<b>Ending Balance</b>	479,094	877,926	1,080,369	1,262,336	1,694,900	1,910,842	1,516,405	2,024,300	2,191,893	2,736,304

**Description**

Misc. Site Components

Asphalt Resurfacing - Amenity Lots										
Bridge & Signage Refurbish Allowance										
Community Monuments Refurbish Allowance										
Concrete Curbing ( at Paving)										
Entry Feature Refurbishment										
Flag Pole - Residents Club	4,232									
Flag Poles - Stage	3,526									
Fountain Pumps at Bridge Annual Allowance	7,053	7,300	7,555	7,820	8,093	8,377	8,670	8,973	9,287	9,613
Rope Railing - Dock						5,093				
Trellis - Amenity Walkway										
Trellis - Lake Front										
Wayfinding Signage Allowance										
Wood Decking - Canoe Launch						13,001				
Wood Decking - Lake Front Pier						25,733				
<b>Misc. Site Components Total:</b>	<b>14,811</b>	<b>7,300</b>	<b>7,555</b>	<b>7,820</b>	<b>8,093</b>	<b>52,204</b>	<b>8,670</b>	<b>8,973</b>	<b>9,287</b>	<b>9,613</b>

Stormwater System

Pond Fountain - Tynes Blvd.				12,512					14,860	
Stormwater System Evaluation Allowance										
Wood Bulkhead - Amenity										
Wood Bulkhead - Island										
<b>Stormwater System Total:</b>				<b>12,512</b>					<b>14,860</b>	

Fencing & Gates

Dumpster Enclosure Gates										
Perimeter Fencing - Pools										

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<i>Fencing &amp; Gates continued...</i>										
Vinyl Ranch Fence										
<b>Fencing &amp; Gates Total:</b>										
<b>Misc. Building Components</b>										
Balcony Rails - Fitness 2nd Floor Decks										
Locker Room Refurbishment - Fitness Center										
Locker Room Refurbishment - Pool House										
Locker Room Refurbishment - Resident Club Ext										
Ramp Railing - Fitness Center Exterior						8,477				
Restroom Refurbishment - Fitness Center 2nd Floor										
Restroom Renovation - Residents Club										
Wood Bulkhead - Tennis Courts	5,819									
Wood Decking - Village Store										
<b>Misc. Building Components Total:</b>	<b>5,819</b>					<b>8,477</b>				
<b>Windows/Doors</b>										
Exterior Door Allowance - Fitness Center	28,212									
Exterior Door Allowance - Kids Club	11,285									
Exterior Door Allowance - Lake House	4,937									
Exterior Door Allowance - Residence Club	28,212									
Window Allowance - Fitness Center										
Window Allowance - Kids Club										
Window Allowance - Lake House										
Window Allowance - Residence Club										
<b>Windows/Doors Total:</b>	<b>72,646</b>									
<b>Roofing</b>										
Asphalt Shingle Roof - Fitness Center										
Asphalt Shingle Roof - Kid's Club										
Asphalt Shingle Roof - Pool House										
Asphalt Shingle Roof - Residents Club										
Metal Roof - Fitness Center	29,250									
Metal Roof - Lake House	28,776									

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<i>Roofing continued...</i>										
Metal Roof - Residents Club	44,857									
Metal Roofing - Lawn Pavilion	11,849									
Metal Roofing - Pool House	5,078									
Metal Roofing - Tiki Bar	20,313									
<b>Roofing Total:</b>	<b>140,123</b>									
<b>Exterior Painting/Waterproofing</b>										
Ext. Deck Waterproofing - Fitness Balcony							9,364			
Painting - Fitness Center							27,744			
Painting - Kid's Club Exterior			9,066							
Painting - Lake House							7,283			
Painting - Pavilion							3,815			
Painting - Pool House Exterior			6,800							
Painting - Residents Club Exterior				25,023						
Painting - Tiki Bar				5,474						
<b>Exterior Painting/Waterproofing Total:</b>			<b>15,866</b>	<b>30,497</b>			<b>48,205</b>			
<b>Floor &amp; Wall Treatments</b>										
Carpet - Fitness Center Main Floor						19,424				
Floor Tile - Fitness Bld Corridor	12,343									
Quarry Tile - Kitchen						12,197				
Quarry Tile - Snack Bar						3,636				
Resilient Vinyl Plank Floor - Residents Club										
Rubber Floor - Weight Area									3,789	
Stair Rubber Treads	2,645									
Vinyl Floor - Basketball Court	80,222									
Vinyl Flooring - Fitness Room 2nd Floor									81,730	
Vinyl Plank - Kids Club									9,102	
Wall Tile - Snack Bar										
<b>Floor &amp; Wall Treatments Total:</b>	<b>95,210</b>				<b>19,424</b>	<b>15,832</b>			<b>94,620</b>	

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<b>Cabinets &amp; Tops</b>										
Bar Top - Tiki Bar	3,526									
Cabinet & Top - Serving Line										
Cabinets & Top - Teen Room										
Cabinets & Tops - Fitness Office										
Cabinets & Tops - General Store										
Cabinets & Tops - Kid's Club Office										
Cabinets & Tops - Kids Room										
Cabinets & Tops - Office										
Cabinets & Tops - Snack Bar										
Cabinets & Tops Fitness Room										
Coffee Bar Cabinet & Top - Coffee Shop										
Lobby Cabinet & Top - Fitness Center										
Reception Deck Top										
Transaction Top - Kid's Club Office										
<b>Cabinets &amp; Tops Total:</b>	<b>3,526</b>									
<b>Mechanical Electrical Plumbing</b>										
Fire Alarm Panel - Fitness Bld										
HVAC Equipment - Kid's Club							11,098			
HVAC Unit 1 - Fitness Center			12,089							
HVAC Unit 1 - Residents Club			19,342							
HVAC Unit 2 - Fitness Center			12,089							
HVAC Unit 2 - Residents Club			19,342							
HVAC Unit 3 - Fitness Center			19,342							
HVAC Unit 4 - Fitness Center			19,342							
HVAC Unit 5			48,354							
<b>Mechanical Electrical Plumbing Total:</b>			<b>149,898</b>				<b>11,098</b>			
<b>Furniture Fixtures &amp; Equipment</b>										
Fitness Equipment Allowance (Annual)	11,285	11,680	12,089	12,512	12,950	13,403	13,872	14,357	14,860	15,380
Folding Partition - Kids Room	9,902									
Furniture Allowance - Fitness Center			7,555							
Furniture Allowance - Residents Club			7,555							

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<i>Furniture Fixtures &amp; Equipment continued...</i>										
Ice Machine - Tennis Shop						5,026				
Office Furniture Allowance										
Pool/Patio Furniture Allowance (Annual)	11,285	11,680	12,089	12,512	12,950	13,403	13,872	14,357	14,860	15,380
ServAce Court Maintenance Cart										
Water Coolers - Tennis						3,518				
<b>Furniture Fixtures &amp; Equipment Total:</b>	<b>32,472</b>	<b>23,360</b>	<b>39,288</b>	<b>25,023</b>	<b>25,899</b>	<b>35,350</b>	<b>27,744</b>	<b>28,715</b>	<b>29,720</b>	<b>30,760</b>
<b>Exterior Lighting</b>										
Decorative Light Poles - Entry Drive	53,321									
Exterior Light Fixture Allowance - Lake House						3,351				
Exterior Light Fixture Allowance - Fitness Center						16,753				
Exterior Light Fixture Allowance - Residence Club						16,753				
Light Bollards - Miniture Golf										
Light Poles - Parking Lot	91,125									
Light Poles - Swimming Pool	71,941									
<b>Exterior Lighting Total:</b>	<b>216,386</b>					<b>36,858</b>				
<b>Kitchen Equipment</b>										
Air Curtain									2,972	
Back Bar						12,398				
Cabinets - Kitchen Storage										
Charbroiler						8,042				
Deep Fryer						5,361				
Freezer			3,627							
Freezer -3 Door			9,066							
Frozen Beverage Machine			11,182							
Griddle						3,351				
Ice Cream Machine										
Ice Machine	13,683									
Ice Tea Brewer							1,734			
Microwave/Convection Oven						18,429				
Refrigerated Merchandise Case						7,036				
Refrigerator			3,324							



**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<i>Kitchen Equipment continued...</i>										
Sandwich Unit										
Soda Fountain Machine	1,693									
<b>Kitchen Equipment Total:</b>	<b>15,376</b>		<b>27,199</b>			<b>54,616</b>	<b>1,734</b>		<b>2,972</b>	
Misc. Recreation Components										
Miniture Golf Carpet							14,878			
Miniture Golf Fountain Pump 3 HP					3,237					
Tree House Allowance										
<b>Misc. Recreation Components Total:</b>					<b>3,237</b>		<b>14,878</b>			
Playground - Kids Club										
Gazebo										
Playground Equipment Allowance - Kid's Club	183,378									
<b>Playground - Kids Club Total:</b>	<b>183,378</b>									
Playground - Autumn Pines										
Play Equipment Allowance										
Shade Bench										
Shade Fabric			6,044							
Shade Structure Replacement										
<b>Playground - Autumn Pines Total:</b>			<b>6,044</b>							
Playground - Club Lake Drive										
Playground Equipment Allowance									92,874	
<b>Playground - Club Lake Drive Total:</b>									<b>92,874</b>	
Playground - Eagle Crossing										
Picknic Tables/Benches	2,821									
Play Equipment						50,260				
Wood Trellis										
<b>Playground - Eagle Crossing Total:</b>	<b>2,821</b>					<b>50,260</b>				

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
Playground - Eagle Landing Pkw										
Play Equipment						41,884				
<b>Playground - Eagle Landing Pkw Total:</b>						<b>41,884</b>				
Playground - Tynes Blvd.										
Asphalt Resurfacing - Park Lot									8,916	
Asphalt Shingles Restroom Bld.										
Painting - Restroom Bld						4,856				
Picnic Tables/Trash Cans				6,881						
Plastic Mulch Border									8,894	
Play Equipment Allowance				117,297						
Restroom Refurbishment				6,256						
Shade Bench									5,944	
Shade Fabric									5,572	
Shade Structure/Fabric									27,862	
Soccer Goals										
<b>Playground - Tynes Blvd. Total:</b>				<b>130,434</b>		<b>4,856</b>			<b>57,188</b>	
Pocket Parks										
Metal Table/Trash Can									13,374	
Shade Fabric									6,687	
Shade Structure/Fabric									37,893	
<b>Pocket Parks Total:</b>									<b>57,954</b>	
Dog Park										
Chain Link Fence VC										
Park Bench									2,229	
Pedestal Drink Fountain/Pet Fountain										
Picnic Table/Trash Can									3,715	
Shade Bench									11,145	
Shade Fabric									2,786	
Shade Structure/Fabric									18,575	
<b>Dog Park Total:</b>									<b>38,450</b>	

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	34-35	35-36	36-37	37-38	38-39	39-40	40-41	41-42	42-43	43-44
<b>Swimming Pools</b>										
Concret Paver Allowance										
Diving Boards				8,133						
Diving Stand - High Dive										
Diving Stand - Low Dive										
Lane Dividers										
Pool Heater 1							11,791			
Pool Heater 2							11,791			
Pool Lift - Adult Pool							11,791			
Pool Pump & Equip. Allowance (Annual)	7,053	7,300	7,555	7,820	8,093	8,377	8,670	8,973	9,287	9,613
Pool Refurfacing/Tile - Adult Pool							149,816			
Pool Resurfacing - Family Pool							241,926			
Pool Resurfacing/Tile - Baby Pool							14,427			
Pool Resurfacing/Tile - Competition Pool							355,120			
Pool Slide - Wading Pool						3,016				
Pool Slide Refurbish Allowance	28,212									
Shade Fabric	32,162									
Shade Structure Replace										
Slide Tower Steel Refurbish Allowance	28,212									
Solar Pool Cover - Adult Pool										
Starting Platforms										
<b>Swimming Pools Total:</b>	<b>95,639</b>	<b>7,300</b>	<b>7,555</b>	<b>15,952</b>	<b>8,093</b>	<b>11,392</b>	<b>805,332</b>	<b>8,973</b>	<b>9,287</b>	<b>9,613</b>
<b>Tennis/Pickleball Courts</b>										
Fencing - Hard Courts										
Fencing - Soft Courts	107,572									
Har-Tru Tennis Court Refurbishment	451,392									
Light Poles - Hard Courts										
Light Poles - Soft Courts	321,617									
Shade Fabric - Courts										13,842
Shade Structure Replace - Courts										
Tennis/PB Court Replacement										
Tennis/PB Court Resurfacing (color coat)				70,378						
<b>Tennis/Pickleball Courts Total:</b>	<b>880,580</b>			<b>70,378</b>						<b>13,842</b>

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>34-35</b>	<b>35-36</b>	<b>36-37</b>	<b>37-38</b>	<b>38-39</b>	<b>39-40</b>	<b>40-41</b>	<b>41-42</b>	<b>42-43</b>	<b>43-44</b>
<b>Operating Expense</b>										
Awning Fabric - Kid's Club	<i>Unfunded</i>									
Brick Walk Repair	<i>Unfunded</i>									
Ceiling Fans	<i>Unfunded</i>									
Concrete Sidewalk Repair	<i>Unfunded</i>									
Cupola Repair - Tiki Bar	<i>Unfunded</i>									
Entry Feature Fountain Pumps	<i>Unfunded</i>									
Fountain Filtration - Residents Club	<i>Unfunded</i>									
Interior Painting	<i>Unfunded</i>									
Painting - Dumpster Enclosure	<i>Unfunded</i>									
Reception Desk Refurbishment	<i>Unfunded</i>									
Roof Water Tank Refurbish	<i>Unfunded</i>									
Screened Porch Rescreening	<i>Unfunded</i>									
Water Heater - Fitness Center	<i>Unfunded</i>									
<b>Long Life Components</b>										
Basketball Court Divider Curtain	<i>Unfunded</i>									
Basketball Fold Backboards	<i>Unfunded</i>									
Billard Table	<i>Unfunded</i>									
Brick Walks	<i>Unfunded</i>									
Building Foundations/Frames	<i>Unfunded</i>									
Building Siding/Trim	<i>Unfunded</i>									
Electrical/Comunication Cables & Devices	<i>Unfunded</i>									
Folding Security Shutter - Tennis Pro Shop	<i>Unfunded</i>									
HVAC Ductwork	<i>Unfunded</i>									
Handicap Lift - Fitness Center	<i>Unfunded</i>									
Kitchen Fire Protection System	<i>Unfunded</i>									
Pool Shell	<i>Unfunded</i>									
Sidewalks	<i>Unfunded</i>									
Utility Lines To Buildings	<i>Unfunded</i>									
Water/Sewer/Vent Piping	<i>Unfunded</i>									
Wiring for Light Poles	<i>Unfunded</i>									

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>34-35</b>	<b>35-36</b>	<b>36-37</b>	<b>37-38</b>	<b>38-39</b>	<b>39-40</b>	<b>40-41</b>	<b>41-42</b>	<b>42-43</b>	<b>43-44</b>
<b>Components Maintained by Others</b>										
CDD Golf Components	<i>Unfunded</i>									
Cluster Mainboxes	<i>Unfunded</i>									
Electrical Lines to Transformers	<i>Unfunded</i>									
Street/Traffic Signs	<i>Unfunded</i>									
Water/Electric Meters	<i>Unfunded</i>									
Water/Sewer Connection to Utility	<i>Unfunded</i>									
<b>Year Total:</b>	<b>1,758,787</b>	<b>37,959</b>	<b>253,406</b>	<b>292,616</b>	<b>69,604</b>	<b>306,874</b>	<b>917,660</b>	<b>46,662</b>	<b>407,214</b>	<b>63,827</b>

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

	<b>44-45</b>	<b>45-46</b>	<b>46-47</b>	<b>47-48</b>	<b>48-49</b>	<b>49-50</b>	<b>50-51</b>	<b>51-52</b>	<b>52-53</b>	<b>53-54</b>
<b>Beginning Balance</b>	2,736,304	2,185,712	2,629,177	2,773,964	2,472,767	2,715,832	2,869,553	3,560,618	4,160,889	3,391,390
<b>Annual Assessment</b>	531,177	547,112	563,525	580,431	597,844	615,779	634,253	653,280	672,879	693,065
<b>Interest Earned</b>	73,913	88,909	93,806	83,620	91,840	97,038	120,407	140,706	114,685	135,847
<b>Expenditures</b>	1,155,681	192,557	512,543	965,248	446,619	559,096	63,595	193,716	1,557,063	203,120
<b>Ending Balance</b>	2,185,712	2,629,177	2,773,964	2,472,767	2,715,832	2,869,553	3,560,618	4,160,889	3,391,390	4,017,182

**Description**

Misc. Site Components

Asphalt Resurfacing - Amenity Lots				322,951						
Bridge & Signage Refurbish Allowance		24,713								
Community Monuments Refurbish Allowance		32,951								
Concrete Curbing ( at Paving)				19,414						
Entry Feature Refurbishment		30,891								
Flag Pole - Residents Club										
Flag Poles - Stage										
Fountain Pumps at Bridge Annual Allowance	9,949	10,297	10,658	11,031	11,417	11,816	12,230	12,658	13,101	13,559
Rope Railing - Dock										
Trellis - Amenity Walkway			24,555							
Trellis - Lake Front	36,246									
Wayfinding Signage Allowance										
Wood Decking - Canoe Launch										
Wood Decking - Lake Front Pier										
<b>Misc. Site Components Total:</b>	<b>46,195</b>	<b>98,853</b>	<b>35,213</b>	<b>353,396</b>	<b>11,417</b>	<b>11,816</b>	<b>12,230</b>	<b>12,658</b>	<b>13,101</b>	<b>13,559</b>

Stormwater System

Pond Fountain - Tynes Blvd.				17,649					20,961	
Stormwater System Evaluation Allowance										
Wood Bulkhead - Amenity										
Wood Bulkhead - Island										
<b>Stormwater System Total:</b>				<b>17,649</b>					<b>20,961</b>	

Fencing & Gates

Dumpster Enclosure Gates				12,134						
Perimeter Fencing - Pools										

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
<i>Fencing &amp; Gates continued...</i>										
Vinyl Ranch Fence						17,204				
<b>Fencing &amp; Gates Total:</b>				<b>12,134</b>		<b>17,204</b>				
<b>Misc. Building Components</b>										
Balcony Rails - Fitness 2nd Floor Decks										
Locker Room Refurbishment - Fitness Center			127,891							
Locker Room Refurbishment - Pool House						113,436				
Locker Room Refurbishment - Resident Club Ext										
Ramp Railing - Fitness Center Exterior										
Restroom Refurbishment - Fitness Center 2nd Floor						16,070				
Restroom Renovation - Residents Club						16,070				
Wood Bulkhead - Tennis Courts										
Wood Decking - Village Store						11,344				
<b>Misc. Building Components Total:</b>			<b>127,891</b>			<b>156,919</b>				
<b>Windows/Doors</b>										
Exterior Door Allowance - Fitness Center										
Exterior Door Allowance - Kids Club										
Exterior Door Allowance - Lake House										
Exterior Door Allowance - Residence Club										
Window Allowance - Fitness Center	79,592									
Window Allowance - Kids Club	29,847									
Window Allowance - Lake House	29,847									
Window Allowance - Residence Club	59,694									
<b>Windows/Doors Total:</b>	<b>198,979</b>									
<b>Roofing</b>										
Asphalt Shingle Roof - Fitness Center	160,874									
Asphalt Shingle Roof - Kid's Club										
Asphalt Shingle Roof - Pool House	21,967									
Asphalt Shingle Roof - Residents Club										
Metal Roof - Fitness Center										
Metal Roof - Lake House										

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
<i>Roofing continued...</i>										
Metal Roof - Residents Club										
Metal Roofing - Lawn Pavilion										
Metal Roofing - Pool House										
Metal Roofing - Tiki Bar										
<b>Roofing Total:</b>	<b>182,842</b>									
<b>Exterior Painting/Waterproofing</b>										
Ext. Deck Waterproofing - Fitness Balcony					12,330					
Painting - Fitness Center					36,533					
Painting - Kid's Club Exterior	11,939							15,721		
Painting - Lake House					9,590					
Painting - Pavilion					5,023					
Painting - Pool House Exterior	8,954							11,791		
Painting - Residents Club Exterior		32,951								43,390
Painting - Tiki Bar		7,208								9,492
<b>Exterior Painting/Waterproofing Total:</b>	<b>20,893</b>	<b>40,159</b>			<b>63,477</b>			<b>27,512</b>	<b>52,882</b>	
<b>Floor &amp; Wall Treatments</b>										
Carpet - Fitness Center Main Floor			25,578							
Floor Tile - Fitness Bld Corridor										
Quarry Tile - Kitchen										
Quarry Tile - Snack Bar										
Resilient Vinyl Plank Floor - Residents Club										
Rubber Floor - Weight Area								5,345		
Stair Rubber Treads										
Vinyl Floor - Basketball Court										
Vinyl Flooring - Fitness Room 2nd Floor										
Vinyl Plank - Kids Club										
Wall Tile - Snack Bar					9,928					
<b>Floor &amp; Wall Treatments Total:</b>			<b>25,578</b>	<b>9,928</b>				<b>5,345</b>		



**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
<b>Cabinets &amp; Tops</b>										
Bar Top - Tiki Bar			5,329							
Cabinet & Top - Serving Line	10,347									
Cabinets & Top - Teen Room						5,672				
Cabinets & Tops - Fitness Office						4,963				
Cabinets & Tops - General Store										
Cabinets & Tops - Kid's Club Office										
Cabinets & Tops - Kids Room						5,672				
Cabinets & Tops - Office										
Cabinets & Tops - Snack Bar										
Cabinets & Tops Fitness Room										
Coffee Bar Cabinet & Top - Coffee Shop										
Lobby Cabinet & Top - Fitness Center										
Reception Deck Top										
Transaction Top - Kid's Club Office										
<b>Cabinets &amp; Tops Total:</b>	<b>10,347</b>		<b>5,329</b>			<b>16,306</b>				
<b>Mechanical Electrical Plumbing</b>										
Fire Alarm Panel - Fitness Bld										
HVAC Equipment - Kid's Club									16,769	
HVAC Unit 1 - Fitness Center					18,267					
HVAC Unit 1 - Residents Club					29,227					
HVAC Unit 2 - Fitness Center					18,267					
HVAC Unit 2 - Residents Club					29,227					
HVAC Unit 3 - Fitness Center					29,227					
HVAC Unit 4 - Fitness Center					29,227					
HVAC Unit 5					73,067					
<b>Mechanical Electrical Plumbing Total:</b>					<b>226,506</b>				<b>16,769</b>	
<b>Furniture Fixtures &amp; Equipment</b>										
Fitness Equipment Allowance (Annual)	15,918	16,475	17,052	17,649	18,267	18,906	19,568	20,253	20,961	21,695
Folding Partition - Kids Room										
Furniture Allowance - Fitness Center			10,658							
Furniture Allowance - Residents Club			10,658							

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
<i>Furniture Fixtures &amp; Equipment continued...</i>										
Ice Machine - Tennis Shop								7,595		
Office Furniture Allowance										
Pool/Patio Furniture Allowance (Annual)	15,918	16,475	17,052	17,649	18,267	18,906	19,568	20,253	20,961	21,695
ServAce Court Maintenance Cart					22,833					
Water Coolers - Tennis										
<b>Furniture Fixtures &amp; Equipment Total:</b>	<b>31,837</b>	<b>32,951</b>	<b>55,419</b>	<b>35,298</b>	<b>59,367</b>	<b>37,812</b>	<b>39,135</b>	<b>48,100</b>	<b>41,923</b>	<b>43,390</b>
<b>Exterior Lighting</b>										
Decorative Light Poles - Entry Drive										
Exterior Light Fixture Allowance - Lake House										
Exterior Light Fixture Allowance - Fitness Center										
Exterior Light Fixture Allowance - Residence Club										
Light Bollards - Miniture Golf										
Light Poles - Parking Lot										
Light Poles - Swimming Pool										
<b>Exterior Lighting Total:</b>										
<b>Kitchen Equipment</b>										
Air Curtain										
Back Bar										
Cabinets - Kitchen Storage	7,959									
Charbroiler										
Deep Fryer										
Freezer					5,480					
Freezer -3 Door					13,700					
Frozen Beverage Machine					16,897					
Griddle										
Ice Cream Machine		4,119								
Ice Machine	19,301									
Ice Tea Brewer					2,283					
Microwave/Convection Oven										
Refrigerated Merchandise Case										
Refrigerator					5,023					

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
<i>Kitchen Equipment continued...</i>										
Sandwich Unit		6,178								
Soda Fountain Machine	2,388									
<b>Kitchen Equipment Total:</b>	<b>29,648</b>	<b>10,297</b>			<b>43,383</b>					
Misc. Recreation Components										
Miniture Golf Carpet									22,481	
Miniture Golf Fountain Pump 3 HP			4,263							
Tree House Allowance			6,395							
<b>Misc. Recreation Components Total:</b>			<b>10,658</b>						<b>22,481</b>	
Playground - Kids Club										
Gazebo	11,939									
Playground Equipment Allowance - Kid's Club						307,222				
<b>Playground - Kids Club Total:</b>	<b>11,939</b>					<b>307,222</b>				
Playground - Autumn Pines										
Play Equipment Allowance			159,863							
Shade Bench			16,199							
Shade Fabric			8,526							
Shade Structure Replacement			42,630							
<b>Playground - Autumn Pines Total:</b>			<b>227,219</b>							
Playground - Club Lake Drive										
Playground Equipment Allowance										
<b>Playground - Club Lake Drive Total:</b>										
Playground - Eagle Crossing										
Picknic Tables/Benches	3,980									
Play Equipment										
Wood Trellis								6,380		
<b>Playground - Eagle Crossing Total:</b>	<b>3,980</b>							<b>6,380</b>		

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

Description	44-45	45-46	46-47	47-48	48-49	49-50	50-51	51-52	52-53	53-54
Playground - Eagle Landing Pkw Play Equipment										
<b>Playground - Eagle Landing Pkw Total:</b>										
Playground - Tynes Blvd. Asphalt Resurfacing - Park Lot				29,941						
Asphalt Shingles Restroom Bld. Painting - Restroom Bld			6,395							
Picnic Tables/Trash Cans Plastic Mulch Border									11,529	
Play Equipment Allowance Restroom Refurbishment									196,513	
Shade Bench Shade Fabric									10,481	
Shade Structure/Fabric Soccer Goals					10,589					
<b>Playground - Tynes Blvd. Total:</b>			<b>6,395</b>	<b>40,531</b>					<b>218,522</b>	
Pocket Parks Metal Table/Trash Can										
Shade Fabric Shade Structure/Fabric									9,433	
<b>Pocket Parks Total:</b>									<b>9,433</b>	
Dog Park Chain Link Fence VC				54,976						
Park Bench Pedestal Drink Fountain/Pet Fountain				9,266						
Picnic Table/Trash Can Shade Bench										
Shade Fabric Shade Structure/Fabric									3,930	
<b>Dog Park Total:</b>				<b>64,242</b>					<b>3,930</b>	

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>44-45</b>	<b>45-46</b>	<b>46-47</b>	<b>47-48</b>	<b>48-49</b>	<b>49-50</b>	<b>50-51</b>	<b>51-52</b>	<b>52-53</b>	<b>53-54</b>
<b>Swimming Pools</b>										
Concret Paver Allowance	389,999									
Diving Boards									13,625	
Diving Stand - High Dive										
Diving Stand - Low Dive										
Lane Dividers	4,577									
Pool Heater 1					15,527					
Pool Heater 2					15,527					
Pool Lift - Adult Pool										
Pool Pump & Equip. Allowance (Annual)	9,949	10,297	10,658	11,031	11,417	11,816	12,230	12,658	13,101	13,559
Pool Refurfacing/Tile - Adult Pool									226,383	
Pool Resurfacing - Family Pool									365,566	
Pool Resurfacing/Tile - Baby Pool									21,800	
Pool Resurfacing/Tile - Competition Pool									536,611	
Pool Slide - Wading Pool										
Pool Slide Refurbish Allowance	39,796									
Shade Fabric	45,367									
Shade Structure Replace										
Slide Tower Steel Refurbish Allowance	39,796									
Solar Pool Cover - Adult Pool			8,185							
Starting Platforms										
<b>Swimming Pools Total:</b>	<b>529,483</b>	<b>10,297</b>	<b>18,843</b>	<b>11,031</b>	<b>42,470</b>	<b>11,816</b>	<b>12,230</b>	<b>12,658</b>	<b>1,177,086</b>	<b>13,559</b>
<b>Tennis/Pickleball Courts</b>										
Fencing - Hard Courts				33,648						
Fencing - Soft Courts										
Har-Tru Tennis Court Refurbishment										
Light Poles - Hard Courts				100,599						
Light Poles - Soft Courts										
Shade Fabric - Courts										19,526
Shade Structure Replace - Courts										60,204
Tennis/PB Court Replacement				286,795						
Tennis/PB Court Resurfacing (color coat)	89,540							113,921		
<b>Tennis/Pickleball Courts Total:</b>	<b>89,540</b>			<b>421,041</b>				<b>113,921</b>		<b>79,729</b>

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>44-45</b>	<b>45-46</b>	<b>46-47</b>	<b>47-48</b>	<b>48-49</b>	<b>49-50</b>	<b>50-51</b>	<b>51-52</b>	<b>52-53</b>	<b>53-54</b>
<b>Operating Expense</b>										
Awning Fabric - Kid's Club	<i>Unfunded</i>									
Brick Walk Repair	<i>Unfunded</i>									
Ceiling Fans	<i>Unfunded</i>									
Concrete Sidewalk Repair	<i>Unfunded</i>									
Cupola Repair - Tiki Bar	<i>Unfunded</i>									
Entry Feature Fountain Pumps	<i>Unfunded</i>									
Fountain Filtration - Residents Club	<i>Unfunded</i>									
Interior Painting	<i>Unfunded</i>									
Painting - Dumpster Enclosure	<i>Unfunded</i>									
Reception Desk Refurbishment	<i>Unfunded</i>									
Roof Water Tank Refurbish	<i>Unfunded</i>									
Screened Porch Rescreening	<i>Unfunded</i>									
Water Heater - Fitness Center	<i>Unfunded</i>									
<b>Long Life Components</b>										
Basketball Court Divider Curtain	<i>Unfunded</i>									
Basketball Fold Backboards	<i>Unfunded</i>									
Billard Table	<i>Unfunded</i>									
Brick Walks	<i>Unfunded</i>									
Building Foundations/Frames	<i>Unfunded</i>									
Building Siding/Trim	<i>Unfunded</i>									
Electrical/Comunication Cables & Devices	<i>Unfunded</i>									
Folding Security Shutter - Tennis Pro Shop	<i>Unfunded</i>									
HVAC Ductwork	<i>Unfunded</i>									
Handicap Lift - Fitness Center	<i>Unfunded</i>									
Kitchen Fire Protection System	<i>Unfunded</i>									
Pool Shell	<i>Unfunded</i>									
Sidewalks	<i>Unfunded</i>									
Utility Lines To Buildings	<i>Unfunded</i>									
Water/Sewer/Vent Piping	<i>Unfunded</i>									
Wiring for Light Poles	<i>Unfunded</i>									

**South Village CDD Recreation Components  
Income & Expense Spreadsheet**

<b>Description</b>	<b>44-45</b>	<b>45-46</b>	<b>46-47</b>	<b>47-48</b>	<b>48-49</b>	<b>49-50</b>	<b>50-51</b>	<b>51-52</b>	<b>52-53</b>	<b>53-54</b>
<b>Components Maintained by Others</b>										
CDD Golf Components	<i>Unfunded</i>									
Cluster Mainboxes	<i>Unfunded</i>									
Electrical Lines to Transformers	<i>Unfunded</i>									
Street/Traffic Signs	<i>Unfunded</i>									
Water/Electric Meters	<i>Unfunded</i>									
Water/Sewer Connection to Utility	<i>Unfunded</i>									
<b>Year Total:</b>	<b>1,155,681</b>	<b>192,557</b>	<b>512,543</b>	<b>965,248</b>	<b>446,619</b>	<b>559,096</b>	<b>63,595</b>	<b>193,716</b>	<b>1,557,063</b>	<b>203,120</b>

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b>Replacement Year 24-25</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	5,000
Rope Railing - Dock	3,040
Trellis - Lake Front	18,216
Wood Decking - Canoe Launch	7,760
Wood Decking - Lake Front Pier	15,360
<b>Roofing</b>	
Asphalt Shingle Roof - Fitness Center	80,850
Asphalt Shingle Roof - Pool House	11,040
<b>Exterior Painting/Waterproofing</b>	
Ext. Deck Waterproofing - Fitness Balcony	5,400
Painting - Fitness Center	16,000
Painting - Lake House	4,200
Painting - Pavilion	2,200
<b>Cabinets &amp; Tops</b>	
Cabinet & Top - Serving Line	5,200
<b>Mechanical Electrical Plumbing</b>	
HVAC Unit 1 - Fitness Center	8,000
HVAC Unit 1 - Residents Club	12,800
HVAC Unit 2 - Fitness Center	8,000
HVAC Unit 2 - Residents Club	12,800
HVAC Unit 3 - Fitness Center	12,800
HVAC Unit 4 - Fitness Center	12,800
HVAC Unit 5	32,000
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	8,000
Pool/Patio Furniture Allowance (Annual)	8,000
Water Coolers - Tennis	2,100
<b>Kitchen Equipment</b>	
Air Curtain	1,600
Back Bar	7,400
Cabinets - Kitchen Storage	4,000
Charbroiler	4,800
Deep Fryer	3,200



**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 24-25 continued...</i></b>	
Freezer	2,400
Freezer -3 Door	6,000
Frozen Beverage Machine	7,400
Griddle	2,000
Ice Machine	9,700
Ice Tea Brewer	1,000
Microwave/Convection Oven	11,000
Refrigerated Merchandise Case	4,200
Refrigerator	2,200
Soda Fountain Machine	1,200
<b>Playground - Eagle Crossing</b>	
Picnic Tables/Benches	2,000
Play Equipment	30,000
<b>Playground - Eagle Landing Pkw</b>	
Play Equipment	25,000
<b>Swimming Pools</b>	
Lane Dividers	2,300
Pool Heater 1	6,800
Pool Heater 2	6,800
Pool Pump & Equip. Allowance (Annual)	5,000
Pool Slide - Wading Pool	1,800
Pool Slide Refurbish Allowance	20,000
Shade Fabric	22,800
Slide Tower Steel Refurbish Allowance	20,000
<b>Total for 2024 - 2025</b>	<b><u>\$502,166</u></b>
 <b>Replacement Year 25-26</b>	
<b>Misc. Site Components</b>	
Bridge & Signage Refurbish Allowance	12,420
Community Monuments Refurbish Allowance	16,560
Entry Feature Refurbishment	15,525
Fountain Pumps at Bridge Annual Allowance	5,175
<b>Stormwater System</b>	
Stormwater System Evaluation Allowance	20,700

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<i>Replacement Year 25-26 continued...</i>	
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	8,280
Pool/Patio Furniture Allowance (Annual)	8,280
<b>Swimming Pools</b>	
Pool Lift - Adult Pool	7,038
Pool Pump & Equip. Allowance (Annual)	5,175
<b>Total for 2025 - 2026</b>	<b><u>\$99,153</u></b>
 <b>Replacement Year 26-27</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	5,356
Trellis - Amenity Walkway	12,341
<b>Misc. Building Components</b>	
Locker Room Refurbishment - Fitness Center	64,273
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	8,570
Furniture Allowance - Fitness Center	5,356
Furniture Allowance - Residents Club	5,356
Pool/Patio Furniture Allowance (Annual)	8,570
<b>Misc. Recreation Components</b>	
Tree House Allowance	3,214
<b>Playground - Autumn Pines</b>	
Play Equipment Allowance	80,342
Shade Bench	8,141
Shade Fabric	4,285
Shade Structure Replacement	21,424
<b>Playground - Eagle Crossing</b>	
Wood Trellis	2,699
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	5,356
<b>Total for 2026 - 2027</b>	<b><u>\$235,284</u></b>
 <b>Replacement Year 27-28</b>	
<b>Misc. Site Components</b>	
Asphalt Resurfacing - Amenity Lots	162,304

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 27-28 continued...</i></b>	
Concrete Curbing ( at Paving)	9,757
Fountain Pumps at Bridge Annual Allowance	5,544
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	8,870
<b>Fencing &amp; Gates</b>	
Dumpster Enclosure Gates	6,098
<b>Floor &amp; Wall Treatments</b>	
Wall Tile - Snack Bar	4,989
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	8,870
Ice Machine - Tennis Shop	3,326
Pool/Patio Furniture Allowance (Annual)	8,870
<b>Playground - Club Lake Drive</b>	
Playground Equipment Allowance	55,436
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	5,544
<b>Total for 2027 - 2028</b>	<b><u>\$279,607</u></b>
<b>Replacement Year 28-29</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	5,738
<b>Exterior Painting/Waterproofing</b>	
Painting - Kid's Club Exterior	6,885
Painting - Pool House Exterior	5,164
<b>Mechanical Electrical Plumbing</b>	
HVAC Equipment - Kid's Club	7,344
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	9,180
Pool/Patio Furniture Allowance (Annual)	9,180
ServAce Court Maintenance Cart	11,475
<b>Misc. Recreation Components</b>	
Miniture Golf Carpet	9,846
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	5,738

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 28-29 continued...</i></b>	
Pool Refurfacing/Tile - Adult Pool	99,146
Pool Resurfacing - Family Pool	160,102
Pool Resurfacing/Tile - Baby Pool	9,547
Pool Resurfacing/Tile - Competition Pool	235,013
<b>Total for 2028 - 2029</b>	<b><u>\$574,358</u></b>
 <b>Replacement Year 29-30</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	5,938
Wayfinding Signage Allowance	3,563
<b>Stormwater System</b>	
Wood Bulkhead - Amenity	106,892
Wood Bulkhead - Island	101,547
<b>Fencing &amp; Gates</b>	
Vinyl Ranch Fence	8,646
<b>Misc. Building Components</b>	
Locker Room Refurbishment - Pool House	57,009
Locker Room Refurbishment - Resident Club Ext	35,631
Restroom Refurbishment - Fitness Center 2nd Floor	8,076
Restroom Renovation - Residents Club	8,076
Wood Decking - Village Store	5,701
<b>Roofing</b>	
Asphalt Shingle Roof - Kid's Club	27,079
Asphalt Shingle Roof - Residents Club	64,848
<b>Exterior Painting/Waterproofing</b>	
Painting - Residents Club Exterior	19,003
Painting - Tiki Bar	4,157
<b>Floor &amp; Wall Treatments</b>	
Resilient Vinyl Plank Floor - Residents Club	23,160
<b>Cabinets &amp; Tops</b>	
Cabinets & Top - Teen Room	2,850
Cabinets & Tops - Fitness Office	2,494
Cabinets & Tops - General Store	14,549
Cabinets & Tops - Kid's Club Office	5,226

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 29-30 continued...</i></b>	
Cabinets & Tops - Kids Room	2,850
Cabinets & Tops - Office	3,563
Cabinets & Tops - Snack Bar	8,314
Cabinets & Tops Fitness Room	2,375
Coffee Bar Cabinet & Top - Coffee Shop	2,375
Lobby Cabinet & Top - Fitness Center	3,326
Reception Deck Top	8,314
Transaction Top - Kid's Club Office	2,850
<b>Mechanical Electrical Plumbing</b>	
Fire Alarm Panel - Fitness Bld	4,513
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	9,501
Office Furniture Allowance	1,782
Pool/Patio Furniture Allowance (Annual)	9,501
<b>Exterior Lighting</b>	
Light Bollards - Miniture Golf	2,850
<b>Swimming Pools</b>	
Diving Stand - High Dive	26,129
Diving Stand - Low Dive	20,191
Pool Pump & Equip. Allowance (Annual)	5,938
Shade Structure Replace	106,892
Starting Platforms	22,804
<b>Total for 2029 - 2030</b>	<b><u>\$748,516</u></b>
 <b>Replacement Year 30-31</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	6,146
<b>Floor &amp; Wall Treatments</b>	
Carpet - Fitness Center Main Floor	14,751
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	9,834
Pool/Patio Furniture Allowance (Annual)	9,834
<b>Misc. Recreation Components</b>	
Miniture Golf Fountain Pump 3 HP	2,459

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 30-31 continued...</i></b>	
<b>Playground - Tynes Blvd.</b>	
Painting - Restroom Bld	3,688
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	6,146
<b>Tennis/Pickleball Courts</b>	
Tennis/PB Court Resurfacing (color coat)	55,316
<b>Total for 2030 - 2031</b>	<b><u>\$108,174</u></b>
<b>Replacement Year 31-32</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	6,361
<b>Fencing &amp; Gates</b>	
Perimeter Fencing - Pools	56,184
<b>Misc. Building Components</b>	
Balcony Rails - Fitness 2nd Floor Decks	21,374
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	10,178
Pool/Patio Furniture Allowance (Annual)	10,178
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	6,361
Solar Pool Cover - Adult Pool	4,886
<b>Total for 2031 - 2032</b>	<b><u>\$115,523</u></b>
<b>Replacement Year 32-33</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	6,584
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	10,534
<b>Exterior Painting/Waterproofing</b>	
Ext. Deck Waterproofing - Fitness Balcony	7,111
Painting - Fitness Center	21,069
Painting - Lake House	5,531
Painting - Pavilion	2,897

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<i>Replacement Year 32-33 continued...</i>	
<b>Floor &amp; Wall Treatments</b>	
Rubber Floor - Weight Area	2,686
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	10,534
Pool/Patio Furniture Allowance (Annual)	10,534
<b>Kitchen Equipment</b>	
Ice Tea Brewer	1,317
<b>Pocket Parks</b>	
Shade Fabric	4,741
<b>Dog Park</b>	
Shade Fabric	1,975
<b>Swimming Pools</b>	
Pool Heater 1	8,954
Pool Heater 2	8,954
Pool Pump & Equip. Allowance (Annual)	6,584
<b>Total for 2032 - 2033</b>	<b><u>\$110,006</u></b>
 <b>Replacement Year 33-34</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	6,814
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	10,903
Pool/Patio Furniture Allowance (Annual)	10,903
<b>Kitchen Equipment</b>	
Ice Cream Machine	2,726
Sandwich Unit	4,089
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	6,814
<b>Tennis/Pickleball Courts</b>	
Shade Fabric - Courts	9,813
<b>Total for 2033 - 2034</b>	<b><u>\$52,063</u></b>
 <b>Replacement Year 34-35</b>	
<b>Misc. Site Components</b>	
Flag Pole - Residents Club	4,232

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 34-35 continued...</i></b>	
Flag Poles - Stage	3,526
Fountain Pumps at Bridge Annual Allowance	7,053
<b>Misc. Building Components</b>	
Wood Bulkhead - Tennis Courts	5,819
<b>Windows/Doors</b>	
Exterior Door Allowance - Fitness Center	28,212
Exterior Door Allowance - Kids Club	11,285
Exterior Door Allowance - Lake House	4,937
Exterior Door Allowance - Residence Club	28,212
<b>Roofing</b>	
Metal Roof - Fitness Center	29,250
Metal Roof - Lake House	28,776
Metal Roof - Residents Club	44,857
Metal Roofing - Lawn Pavilion	11,849
Metal Roofing - Pool House	5,078
Metal Roofing - Tiki Bar	20,313
<b>Floor &amp; Wall Treatments</b>	
Floor Tile - Fitness Bld Corridor	12,343
Stair Rubber Treads	2,645
Vinyl Floor - Basketball Court	80,222
<b>Cabinets &amp; Tops</b>	
Bar Top - Tiki Bar	3,526
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	11,285
Folding Partition - Kids Room	9,902
Pool/Patio Furniture Allowance (Annual)	11,285
<b>Exterior Lighting</b>	
Decorative Light Poles - Entry Drive	53,321
Light Poles - Parking Lot	91,125
Light Poles - Swimming Pool	71,941
<b>Kitchen Equipment</b>	
Ice Machine	13,683
Soda Fountain Machine	1,693
<b>Playground - Kids Club</b>	
Playground Equipment Allowance - Kid's Club	183,378



**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 34-35 continued...</i></b>	
<b>Playground - Eagle Crossing</b>	
Picnic Tables/Benches	2,821
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	7,053
Pool Slide Refurbish Allowance	28,212
Shade Fabric	32,162
Slide Tower Steel Refurbish Allowance	28,212
<b>Tennis/Pickleball Courts</b>	
Fencing - Soft Courts	107,572
Har-Tru Tennis Court Refurbishment	451,392
Light Poles - Soft Courts	321,617
<b>Total for 2034 - 2035</b>	<b><u>\$1,758,787</u></b>
 <b>Replacement Year 35-36</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	7,300
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	11,680
Pool/Patio Furniture Allowance (Annual)	11,680
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	7,300
<b>Total for 2035 - 2036</b>	<b><u>\$37,959</u></b>
 <b>Replacement Year 36-37</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	7,555
<b>Exterior Painting/Waterproofing</b>	
Painting - Kid's Club Exterior	9,066
Painting - Pool House Exterior	6,800
<b>Mechanical Electrical Plumbing</b>	
HVAC Unit 1 - Fitness Center	12,089
HVAC Unit 1 - Residents Club	19,342
HVAC Unit 2 - Fitness Center	12,089

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 36-37 continued...</i></b>	
HVAC Unit 2 - Residents Club	19,342
HVAC Unit 3 - Fitness Center	19,342
HVAC Unit 4 - Fitness Center	19,342
HVAC Unit 5	48,354
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	12,089
Furniture Allowance - Fitness Center	7,555
Furniture Allowance - Residents Club	7,555
Pool/Patio Furniture Allowance (Annual)	12,089
<b>Kitchen Equipment</b>	
Freezer	3,627
Freezer -3 Door	9,066
Frozen Beverage Machine	11,182
Refrigerator	3,324
<b>Playground - Autumn Pines</b>	
Shade Fabric	6,044
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	7,555
<b>Total for 2036 - 2037</b>	<b><u>\$253,406</u></b>
<b>Replacement Year 37-38</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	7,820
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	12,512
<b>Exterior Painting/Waterproofing</b>	
Painting - Residents Club Exterior	25,023
Painting - Tiki Bar	5,474
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	12,512
Pool/Patio Furniture Allowance (Annual)	12,512
<b>Playground - Tynes Blvd.</b>	
Picnic Tables/Trash Cans	6,881
Play Equipment Allowance	117,297

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 37-38 continued...</i></b>	
Restroom Refurbishment	6,256
<b>Swimming Pools</b>	
Diving Boards	8,133
Pool Pump & Equip. Allowance (Annual)	7,820
<b>Tennis/Pickleball Courts</b>	
Tennis/PB Court Resurfacing (color coat)	70,378
<b>Total for 2037 - 2038</b>	<b><u>\$292,616</u></b>
 <b>Replacement Year 38-39</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	8,093
<b>Floor &amp; Wall Treatments</b>	
Carpet - Fitness Center Main Floor	19,424
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	12,950
Pool/Patio Furniture Allowance (Annual)	12,950
<b>Misc. Recreation Components</b>	
Miniture Golf Fountain Pump 3 HP	3,237
<b>Playground - Tynes Blvd.</b>	
Painting - Restroom Bld	4,856
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	8,093
<b>Total for 2038 - 2039</b>	<b><u>\$69,604</u></b>
 <b>Replacement Year 39-40</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	8,377
Rope Railing - Dock	5,093
Wood Decking - Canoe Launch	13,001
Wood Decking - Lake Front Pier	25,733
<b>Misc. Building Components</b>	
Ramp Railing - Fitness Center Exterior	8,477
<b>Floor &amp; Wall Treatments</b>	
Quarry Tile - Kitchen	12,197

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 39-40 continued...</i></b>	
Quarry Tile - Snack Bar	3,636
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	13,403
Ice Machine - Tennis Shop	5,026
Pool/Patio Furniture Allowance (Annual)	13,403
Water Coolers - Tennis	3,518
<b>Exterior Lighting</b>	
Exterior Light Fixture Allowance - Lake House	3,351
Exterior Light Fixture Allowance - Fitness Center	16,753
Exterior Light Fixture Allowance - Residence Club	16,753
<b>Kitchen Equipment</b>	
Back Bar	12,398
Charbroiler	8,042
Deep Fryer	5,361
Griddle	3,351
Microwave/Convection Oven	18,429
Refrigerated Merchandise Case	7,036
<b>Playground - Eagle Crossing</b>	
Play Equipment	50,260
<b>Playground - Eagle Landing Pkw</b>	
Play Equipment	41,884
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	8,377
Pool Slide - Wading Pool	3,016
<b>Total for 2039 - 2040</b>	<b><u>\$306,874</u></b>
 <b>Replacement Year 40-41</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	8,670
<b>Exterior Painting/Waterproofing</b>	
Ext. Deck Waterproofing - Fitness Balcony	9,364
Painting - Fitness Center	27,744
Painting - Lake House	7,283
Painting - Pavilion	3,815

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 40-41 continued...</i></b>	
<b>Mechanical Electrical Plumbing</b>	
HVAC Equipment - Kid's Club	11,098
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	13,872
Pool/Patio Furniture Allowance (Annual)	13,872
<b>Kitchen Equipment</b>	
Ice Tea Brewer	1,734
<b>Misc. Recreation Components</b>	
Miniture Golf Carpet	14,878
<b>Swimming Pools</b>	
Pool Heater 1	11,791
Pool Heater 2	11,791
Pool Lift - Adult Pool	11,791
Pool Pump & Equip. Allowance (Annual)	8,670
Pool Refurfacing/Tile - Adult Pool	149,816
Pool Resurfacing - Family Pool	241,926
Pool Resurfacing/Tile - Baby Pool	14,427
Pool Resurfacing/Tile - Competition Pool	355,120
<b>Total for 2040 - 2041</b>	<b><u>\$917,660</u></b>
 <b>Replacement Year 41-42</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	8,973
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	14,357
Pool/Patio Furniture Allowance (Annual)	14,357
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	8,973
<b>Total for 2041 - 2042</b>	<b><u>\$46,662</u></b>
 <b>Replacement Year 42-43</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	9,287

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<i>Replacement Year 42-43 continued...</i>	
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	14,860
<b>Floor &amp; Wall Treatments</b>	
Rubber Floor - Weight Area	3,789
Vinyl Flooring - Fitness Room 2nd Floor	81,730
Vinyl Plank - Kids Club	9,102
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	14,860
Pool/Patio Furniture Allowance (Annual)	14,860
<b>Kitchen Equipment</b>	
Air Curtain	2,972
<b>Playground - Club Lake Drive</b>	
Playground Equipment Allowance	92,874
<b>Playground - Tynes Blvd.</b>	
Asphalt Shingles Restroom Bld.	8,916
Plastic Mulch Border	8,894
Shade Bench	5,944
Shade Fabric	5,572
Shade Structure/Fabric	27,862
<b>Pocket Parks</b>	
Metal Table/Trash Can	13,374
Shade Fabric	6,687
Shade Structure/Fabric	37,893
<b>Dog Park</b>	
Park Bench	2,229
Picnic Table/Trash Can	3,715
Shade Bench	11,145
Shade Fabric	2,786
Shade Structure/Fabric	18,575
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	9,287
<b>Total for 2042 - 2043</b>	<b>\$407,214</b>
<b>Replacement Year 43-44</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	9,613

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 43-44 continued...</i></b>	
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	15,380
Pool/Patio Furniture Allowance (Annual)	15,380
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	9,613
<b>Tennis/Pickleball Courts</b>	
Shade Fabric - Courts	13,842
<b>Total for 2043 - 2044</b>	<b><u>\$63,827</u></b>
 <b>Replacement Year 44-45</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	9,949
Trellis - Lake Front	36,246
<b>Windows/Doors</b>	
Window Allowance - Fitness Center	79,592
Window Allowance - Kids Club	29,847
Window Allowance - Lake House	29,847
Window Allowance - Residence Club	59,694
<b>Roofing</b>	
Asphalt Shingle Roof - Fitness Center	160,874
Asphalt Shingle Roof - Pool House	21,967
<b>Exterior Painting/Waterproofing</b>	
Painting - Kid's Club Exterior	11,939
Painting - Pool House Exterior	8,954
<b>Cabinets &amp; Tops</b>	
Cabinet & Top - Serving Line	10,347
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	15,918
Pool/Patio Furniture Allowance (Annual)	15,918
<b>Kitchen Equipment</b>	
Cabinets - Kitchen Storage	7,959
Ice Machine	19,301
Soda Fountain Machine	2,388
<b>Playground - Kids Club</b>	
Gazebo	11,939

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 44-45 continued...</i></b>	
<b>Playground - Eagle Crossing</b>	
Picnic Tables/Benches	3,980
<b>Swimming Pools</b>	
Concret Paver Allowance	389,999
Lane Dividers	4,577
Pool Pump & Equip. Allowance (Annual)	9,949
Pool Slide Refurbish Allowance	39,796
Shade Fabric	45,367
Slide Tower Steel Refurbish Allowance	39,796
<b>Tennis/Pickleball Courts</b>	
Tennis/PB Court Resurfacing (color coat)	89,540
<b>Total for 2044 - 2045</b>	<b><u>\$1,155,681</u></b>
 <b>Replacement Year 45-46</b>	
<b>Misc. Site Components</b>	
Bridge & Signage Refurbish Allowance	24,713
Community Monuments Refurbish Allowance	32,951
Entry Feature Refurbishment	30,891
Fountain Pumps at Bridge Annual Allowance	10,297
<b>Exterior Painting/Waterproofing</b>	
Painting - Residents Club Exterior	32,951
Painting - Tiki Bar	7,208
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	16,475
Pool/Patio Furniture Allowance (Annual)	16,475
<b>Kitchen Equipment</b>	
Ice Cream Machine	4,119
Sandwich Unit	6,178
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	10,297
<b>Total for 2045 - 2046</b>	<b><u>\$192,557</u></b>
 <b>Replacement Year 46-47</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	10,658



**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 46-47 continued...</i></b>	
Trellis - Amenity Walkway	24,555
<b>Misc. Building Components</b>	
Locker Room Refurbishment - Fitness Center	127,891
<b>Floor &amp; Wall Treatments</b>	
Carpet - Fitness Center Main Floor	25,578
<b>Cabinets &amp; Tops</b>	
Bar Top - Tiki Bar	5,329
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	17,052
Furniture Allowance - Fitness Center	10,658
Furniture Allowance - Residents Club	10,658
Pool/Patio Furniture Allowance (Annual)	17,052
<b>Misc. Recreation Components</b>	
Miniture Golf Fountain Pump 3 HP	4,263
Tree House Allowance	6,395
<b>Playground - Autumn Pines</b>	
Play Equipment Allowance	159,863
Shade Bench	16,199
Shade Fabric	8,526
Shade Structure Replacement	42,630
<b>Playground - Tynes Blvd.</b>	
Painting - Restroom Bld	6,395
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	10,658
Solar Pool Cover - Adult Pool	8,185
<b>Total for 2046 - 2047</b>	<b>\$512,543</b>
 <b>Replacement Year 47-48</b>	
<b>Misc. Site Components</b>	
Asphalt Resurfacing - Amenity Lots	322,951
Concrete Curbing ( at Paving)	19,414
Fountain Pumps at Bridge Annual Allowance	11,031
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	17,649

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 47-48 continued...</i></b>	
<b>Fencing &amp; Gates</b>	
Dumpster Enclosure Gates	12,134
<b>Floor &amp; Wall Treatments</b>	
Wall Tile - Snack Bar	9,928
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	17,649
Pool/Patio Furniture Allowance (Annual)	17,649
<b>Playground - Tynes Blvd.</b>	
Asphalt Resurfacing - Park Lot	29,941
Soccer Goals	10,589
<b>Dog Park</b>	
Chain Link Fence VC	54,976
Pedestal Drink Fountain/Pet Fountain	9,266
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	11,031
<b>Tennis/Pickleball Courts</b>	
Fencing - Hard Courts	33,648
Light Poles - Hard Courts	100,599
Tennis/PB Court Replacement	286,795
<b>Total for 2047 - 2048</b>	<b><u>\$965,248</u></b>
 <b>Replacement Year 48-49</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	11,417
<b>Exterior Painting/Waterproofing</b>	
Ext. Deck Waterproofing - Fitness Balcony	12,330
Painting - Fitness Center	36,533
Painting - Lake House	9,590
Painting - Pavilion	5,023
<b>Mechanical Electrical Plumbing</b>	
HVAC Unit 1 - Fitness Center	18,267
HVAC Unit 1 - Residents Club	29,227
HVAC Unit 2 - Fitness Center	18,267
HVAC Unit 2 - Residents Club	29,227

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 48-49 continued...</i></b>	
HVAC Unit 3 - Fitness Center	29,227
HVAC Unit 4 - Fitness Center	29,227
HVAC Unit 5	73,067
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	18,267
Pool/Patio Furniture Allowance (Annual)	18,267
ServAce Court Maintenance Cart	22,833
<b>Kitchen Equipment</b>	
Freezer	5,480
Freezer -3 Door	13,700
Frozen Beverage Machine	16,897
Ice Tea Brewer	2,283
Refrigerator	5,023
<b>Swimming Pools</b>	
Pool Heater 1	15,527
Pool Heater 2	15,527
Pool Pump & Equip. Allowance (Annual)	11,417
<b>Total for 2048 - 2049</b>	<b><u>\$446,619</u></b>
 <b>Replacement Year 49-50</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	11,816
<b>Fencing &amp; Gates</b>	
Vinyl Ranch Fence	17,204
<b>Misc. Building Components</b>	
Locker Room Refurbishment - Pool House	113,436
Restroom Refurbishment - Fitness Center 2nd Floor	16,070
Restroom Renovation - Residents Club	16,070
Wood Decking - Village Store	11,344
<b>Cabinets &amp; Tops</b>	
Cabinets & Top - Teen Room	5,672
Cabinets & Tops - Fitness Office	4,963
Cabinets & Tops - Kids Room	5,672
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	18,906

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 49-50 continued...</i></b>	
Pool/Patio Furniture Allowance (Annual)	18,906
<b>Playground - Kids Club</b>	
Playground Equipment Allowance - Kid's Club	307,222
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	11,816
<b>Total for 2049 - 2050</b>	<b><u>\$559,096</u></b>
 <b>Replacement Year 50-51</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	12,230
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	19,568
Pool/Patio Furniture Allowance (Annual)	19,568
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	12,230
<b>Total for 2050 - 2051</b>	<b><u>\$63,595</u></b>
 <b>Replacement Year 51-52</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	12,658
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	20,253
Ice Machine - Tennis Shop	7,595
Pool/Patio Furniture Allowance (Annual)	20,253
<b>Playground - Eagle Crossing</b>	
Wood Trellis	6,380
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	12,658
<b>Tennis/Pickleball Courts</b>	
Tennis/PB Court Resurfacing (color coat)	113,921
<b>Total for 2051 - 2052</b>	<b><u>\$193,716</u></b>
 <b>Replacement Year 52-53</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	13,101

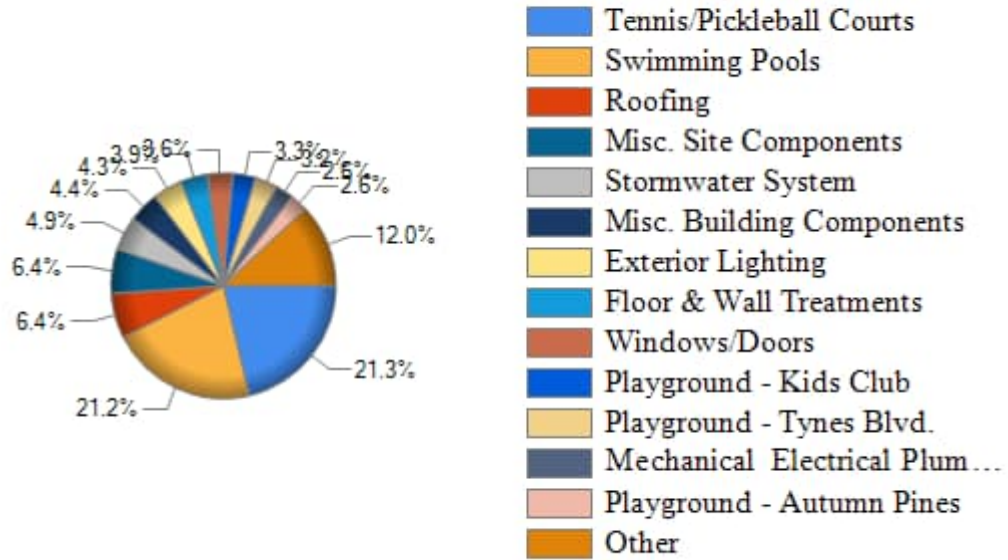
**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<b><i>Replacement Year 52-53 continued...</i></b>	
<b>Stormwater System</b>	
Pond Fountain - Tynes Blvd.	20,961
<b>Exterior Painting/Waterproofing</b>	
Painting - Kid's Club Exterior	15,721
Painting - Pool House Exterior	11,791
<b>Floor &amp; Wall Treatments</b>	
Rubber Floor - Weight Area	5,345
<b>Mechanical Electrical Plumbing</b>	
HVAC Equipment - Kid's Club	16,769
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	20,961
Pool/Patio Furniture Allowance (Annual)	20,961
<b>Misc. Recreation Components</b>	
Miniture Golf Carpet	22,481
<b>Playground - Tynes Blvd.</b>	
Picnic Tables/Trash Cans	11,529
Play Equipment Allowance	196,513
Restroom Refurbishment	10,481
<b>Pocket Parks</b>	
Shade Fabric	9,433
<b>Dog Park</b>	
Shade Fabric	3,930
<b>Swimming Pools</b>	
Diving Boards	13,625
Pool Pump & Equip. Allowance (Annual)	13,101
Pool Refurfacing/Tile - Adult Pool	226,383
Pool Resurfacing - Family Pool	365,566
Pool Resurfacing/Tile - Baby Pool	21,800
Pool Resurfacing/Tile - Competition Pool	536,611
<b>Total for 2052 - 2053</b>	<b><u>\$1,557,063</u></b>
 <b>Replacement Year 53-54</b>	
<b>Misc. Site Components</b>	
Fountain Pumps at Bridge Annual Allowance	13,559

**South Village CDD Recreation Components  
Annual Expenditure Detail**

Description	Expenditures
<i>Replacement Year 53-54 continued...</i>	
<b>Exterior Painting/Waterproofing</b>	
Painting - Residents Club Exterior	43,390
Painting - Tiki Bar	9,492
<b>Furniture Fixtures &amp; Equipment</b>	
Fitness Equipment Allowance (Annual)	21,695
Pool/Patio Furniture Allowance (Annual)	21,695
<b>Swimming Pools</b>	
Pool Pump & Equip. Allowance (Annual)	13,559
<b>Tennis/Pickleball Courts</b>	
Shade Fabric - Courts	19,526
Shade Structure Replace - Courts	60,204
<b>Total for 2053 - 2054</b>	<b><u>\$203,120</u></b>

### Asset Current Cost by Category



**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<b>Misc. Site Components</b>								
Asphalt Resurfacing - Amenity Lots	2005	27-28	20	3	3	8,511 Square Yards	17.20	146,389
Bridge & Signage Refurbish Allowance	2005	25-26	20	1	1	1 Lump Sum	12,000.00	12,000
Community Monuments Refurbish Allowance	2005	25-26	20	1	1	8 Each	2,000.00	16,000
Concrete Curbing ( at Paving)	2005	27-28	20	3	3	200 Linear Feet	44.00	8,800
Entry Feature Refurbishment	2005	25-26	20	1	1	1 Lump Sum	15,000.00	15,000
Flag Pole - Residents Club	2005	34-35	30	0	10	1 Each	3,000.00	3,000
Flag Poles - Stage	2005	34-35	30	0	10	1 Each	2,500.00	2,500
Fountain Pumps at Bridge Annual Allowance	2010	24-25	1	0	0	1 Lump Sum	5,000.00	5,000
Rope Railing - Dock	2005	24-25	15	0	0	380 Linear Feet	8.00	3,040
Trellis - Amenity Walkway	2005	26-27	20	2	2	480 Square Feet	24.00	11,520
Trellis - Lake Front	2005	24-25	20	0	0	414 Square Feet	44.00	18,216
Wayfinding Signage Allowance	2005	29-30	25	0	5	1 Lump Sum	3,000.00	3,000
Wood Decking - Canoe Launch	2005	24-25	15	0	0	485 Square Feet	16.00	7,760
Wood Decking - Lake Front Pier	2005	24-25	15	0	0	960 Square Feet	16.00	15,360
Misc. Site Components - Total								<u>\$267,585</u>
<b>Stormwater System</b>								
Pond Fountain - Tynes Blvd.	2023	27-28	5	0	3	1 Each	8,000.00	8,000
Stormwater System Evaluation Allowance	2025	25-26	1	1	1	1 Lump Sum	20,000.00	20,000
Wood Bulkhead - Amenity	2005	29-30	25	0	5	360 Linear Feet	250.00	90,000
Wood Bulkhead - Island	2005	29-30	25	0	5	190 Linear Feet	450.00	85,500
Stormwater System - Total								<u>\$203,500</u>
<b>Fencing &amp; Gates</b>								
Dumpster Enclosure Gates	2005	27-28	20	3	3	5 Each	1,100.00	5,500
Perimeter Fencing - Pools	2005	31-32	25	2	7	920 Linear Feet	48.00	44,160
Vinyl Ranch Fence	2005	29-30	20	5	5	260 Linear Feet	28.00	7,280
Fencing & Gates - Total								<u>\$56,940</u>
<b>Misc. Building Components</b>								
Balcony Rails - Fitness 2nd Floor Decks	2005	31-32	25	2	7	140 Linear Feet	120.00	16,800
Locker Room Refurbishment - Fitness Center	2005	26-27	20	2	2	1 Lump Sum	60,000.00	60,000
Locker Room Refurbishment - Pool House	2005	29-30	20	5	5	1 Lump Sum	48,000.00	48,000
Locker Room Refurbishment - Resident Clu..	2005	29-30	25	0	5	1 Lump Sum	30,000.00	30,000
Ramp Railing - Fitness Center Exterior	2005	39-40	35	0	15	110 Linear Feet	46.00	5,060
Restroom Refurbishment - Fitness Center 2n..	2005	29-30	20	5	5	1 Lump Sum	6,800.00	6,800
Restroom Renovation - Residents Club	2005	29-30	20	5	5	1 Lump Sum	6,800.00	6,800
Wood Bulkhead - Tennis Courts	2005	34-35	30	0	10	165 Linear Feet	25.00	4,125
Wood Decking - Village Store	2005	29-30	20	5	5	200 Square Feet	24.00	4,800
Misc. Building Components - Total								<u>\$182,385</u>
<b>Windows/Doors</b>								
Exterior Door Allowance - Fitness Center	2005	34-35	30	0	10	1 Lump Sum	20,000.00	20,000
Exterior Door Allowance - Kids Club	2005	34-35	30	0	10	1 Lump Sum	8,000.00	8,000



**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<i>Windows/Doors continued...</i>								
Exterior Door Allowance - Lake House	2005	34-35	30	0	10	1 Lump Sum	3,500.00	3,500
Exterior Door Allowance - Residence Club	2005	34-35	30	0	10	1 Lump Sum	20,000.00	20,000
Window Allowance - Fitness Center	2005	44-45	40	0	20	1 Lump Sum	40,000.00	40,000
Window Allowance - Kids Club	2005	44-45	40	0	20	1 Lump Sum	15,000.00	15,000
Window Allowance - Lake House	2005	44-45	40	0	20	1 Lump Sum	15,000.00	15,000
Window Allowance - Residence Club	2005	44-45	40	0	20	1 Lump Sum	30,000.00	<u>30,000</u>
Windows/Doors - Total								\$151,500
<b>Roofing</b>								
Asphalt Shingle Roof - Fitness Center	2005	24-25	20	0	0	165 Squares	490.00	80,850
Asphalt Shingle Roof - Kid's Club	2005	29-30	25	0	5	38 Squares	600.00	22,800
Asphalt Shingle Roof - Pool House	2005	24-25	20	0	0	24 Squares	460.00	11,040
Asphalt Shingle Roof - Residents Club	2005	29-30	25	0	5	91 Square Feet	600.00	54,600
Metal Roof - Fitness Center	2005	34-35	30	0	10	1,296 Square Feet	16.00	20,736
Metal Roof - Lake House	2005	34-35	30	0	10	1,700 Square Feet	12.00	20,400
Metal Roof - Residents Club	2005	34-35	30	0	10	2,650 Square Feet	12.00	31,800
Metal Roofing - Lawn Pavilion	2005	34-35	30	0	10	700 Square Feet	12.00	8,400
Metal Roofing - Pool House	2005	34-35	30	0	10	300 Square Feet	12.00	3,600
Metal Roofing - Tiki Bar	2005	34-35	30	0	10	1,200 Square Feet	12.00	<u>14,400</u>
Roofing - Total								\$268,626
<b>Exterior Painting/Waterproofing</b>								
Ext. Deck Waterproofing - Fitness Balcony	2016	24-25	8	0	0	1,800 Square Feet	3.00	5,400
Painting - Fitness Center	2016	24-25	8	0	0	1 Lump Sum	16,000.00	16,000
Painting - Kid's Club Exterior	2021	28-29	8	0	4	1 Lump Sum	6,000.00	6,000
Painting - Lake House	2014	24-25	8	0	0	1 Lump Sum	4,200.00	4,200
Painting - Pavilion	2005	24-25	8	0	0	1 Lump Sum	2,200.00	2,200
Painting - Pool House Exterior	2021	28-29	8	0	4	1 Lump Sum	4,500.00	4,500
Painting - Residents Club Exterior	2021	29-30	8	0	5	1 Lump Sum	16,000.00	16,000
Painting - Tiki Bar	2021	29-30	8	0	5	1 Lump Sum	3,500.00	<u>3,500</u>
Exterior Painting/Waterproofing - Total								\$57,800
<b>Floor &amp; Wall Treatments</b>								
Carpet - Fitness Center Main Floor	2023	30-31	8	0	6	1 Lump Sum	12,000.00	12,000
Floor Tile - Fitness Bld Corridor	2005	34-35	30	0	10	625 Square Feet	14.00	8,750
Quarry Tile - Kitchen	2005	39-40	35	0	15	520 Square Feet	14.00	7,280
Quarry Tile - Snack Bar	2005	39-40	35	0	15	155 Square Feet	14.00	2,170
Resilient Vinyl Plank Floor - Residents Club	2005	29-30	25	0	5	2,500 Square Feet	7.80	19,500
Rubber Floor - Weight Area	2023	32-33	10	0	8	24 Square Yards	85.00	2,040
Stair Rubber Treads	2005	34-35	30	0	10	22 Each	85.23	1,875
Vinyl Floor - Basketball Court	2005	34-35	30	0	10	801 Square Yards	71.00	56,871
Vinyl Flooring - Fitness Room 2nd Floor	2023	42-43	20	0	18	1 Lump Sum	44,000.00	44,000
Vinyl Plank - Kids Club	2018	42-43	25	0	18	1,000 Square Feet	4.90	4,900
Wall Tile - Snack Bar	2005	27-28	20	3	3	300 Square Feet	15.00	<u>4,500</u>
Floor & Wall Treatments - Total								\$163,886

**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<b>Cabinets &amp; Tops</b>								
Bar Top - Tiki Bar	2023	34-35	12	0	10	1 Lump Sum	2,500.00	2,500
Cabinet & Top - Serving Line	2005	24-25	20	0	0	13 Linear Feet	400.00	5,200
Cabinets & Top - Teen Room	2005	29-30	20	5	5	8 Linear Feet	300.00	2,400
Cabinets & Tops - Fitness Office	2005	29-30	20	5	5	7 Linear Feet	300.00	2,100
Cabinets & Tops - General Store	2005	29-30	25	0	5	35 Linear Feet	350.00	12,250
Cabinets & Tops - Kid's Club Office	2005	29-30	25	0	5	22 Linear Feet	200.00	4,400
Cabinets & Tops - Kids Room	2005	29-30	20	5	5	12 Linear Feet	200.00	2,400
Cabinets & Tops - Office	2005	29-30	25	0	5	15 Linear Feet	200.00	3,000
Cabinets & Tops - Snack Bar	2005	29-30	25	0	5	35 Linear Feet	200.00	7,000
Cabinets & Tops Fitness Room	2005	29-30	25	0	5	10 Linear Feet	200.00	2,000
Coffee Bar Cabinet & Top - Coffee Shop	2005	29-30	25	0	5	10 Linear Feet	200.00	2,000
Lobby Cabinet & Top - Fitness Center	2005	29-30	25	0	5	7 Linear Feet	400.00	2,800
Reception Deck Top	2005	29-30	25	0	5	28 Linear Feet	250.00	7,000
Transaction Top - Kid's Club Office	2005	29-30	25	0	5	12 Linear Feet	200.00	2,400
Cabinets & Tops - Total								<u>\$57,450</u>
<b>Mechanical Electrical Plumbing</b>								
Fire Alarm Panel - Fitness Bld	2005	29-30	25	0	5	1 Each	3,800.00	3,800
HVAC Equipment - Kid's Club	2017	28-29	12	0	4	4 Tons	1,600.00	6,400
HVAC Unit 1 - Fitness Center	2005	24-25	12	0	0	5 Tons	1,600.00	8,000
HVAC Unit 1 - Residents Club	2005	24-25	12	0	0	8 Tons	1,600.00	12,800
HVAC Unit 2 - Fitness Center	2005	24-25	12	0	0	5 Tons	1,600.00	8,000
HVAC Unit 2 - Residents Club	2005	24-25	12	0	0	8 Tons	1,600.00	12,800
HVAC Unit 3 - Fitness Center	2005	24-25	12	0	0	8 Tons	1,600.00	12,800
HVAC Unit 4 - Fitness Center	2005	24-25	12	0	0	8 Tons	1,600.00	12,800
HVAC Unit 5	2005	24-25	12	0	0	20 Tons	1,600.00	32,000
Mechanical Electrical Plumbing - Total								<u>\$109,400</u>
<b>Furniture Fixtures &amp; Equipment</b>								
Fitness Equipment Allowance (Annual)	2017	24-25	1	0	0	1 Lump Sum	8,000.00	8,000
Folding Partition - Kids Room	2005	34-35	30	0	10	26 Linear Feet	270.00	7,020
Furniture Allowance - Fitness Center	2015	26-27	10	2	2	1 Lump Sum	5,000.00	5,000
Furniture Allowance - Residents Club	2015	26-27	10	2	2	1 Lump Sum	5,000.00	5,000
Ice Machine - Tennis Shop	2016	27-28	12	0	3	1 Each	3,000.00	3,000
Office Furniture Allowance	2005	29-30	25	0	5	1 Lump Sum	1,500.00	1,500
Pool/Patio Furniture Allowance (Annual)	2018	24-25	1	0	0	1 Lump Sum	8,000.00	8,000
ServAce Court Maintenance Cart	2005	28-29	20	4	4	1 Each	10,000.00	10,000
Water Coolers - Tennis	2005	24-25	15	0	0	1 Lump Sum	2,100.00	2,100
Furniture Fixtures & Equipment - Total								<u>\$49,620</u>
<b>Exterior Lighting</b>								
Decorative Light Poles - Entry Drive	2005	34-35	30	0	10	9	4,200.00	37,800
Exterior Light Fixture Allowance - Lake Ho.	2005	39-40	35	0	15	1 Lump Sum	2,000.00	2,000
Exterior Light Fixture Allowance - Fitness ..	2005	39-40	35	0	15	1 Lump Sum	10,000.00	10,000

**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<i>Exterior Lighting continued...</i>								
Exterior Light Fixture Allowance - Residenc..	2005	39-40	35	0	15	1 Lump Sum	10,000.00	10,000
Light Bollards - Miniture Golf	2005	29-30	25	0	5	6 Each	400.00	2,400
Light Poles - Parking Lot	2005	34-35	30	0	10	19 Each	3,400.00	64,600
Light Poles - Swimming Pool	2005	34-35	30	0	10	15 Each	3,400.00	<u>51,000</u>
Exterior Lighting - Total								\$177,800
<b>Kitchen Equipment</b>								
Air Curtain	2005	24-25	18	0	0	1 Each	1,600.00	1,600
Back Bar	2005	24-25	15	0	0	1 Each	7,400.00	7,400
Cabinets - Kitchen Storage	2005	24-25	20	0	0	2 Each	2,000.00	4,000
Charbroiler	2005	24-25	15	0	0	1 Each	4,800.00	4,800
Deep Fryer	2005	24-25	15	0	0	2 Each	1,600.00	3,200
Freezer	2005	24-25	12	0	0	1 Each	2,400.00	2,400
Freezer -3 Door	2005	24-25	12	0	0	1 Each	6,000.00	6,000
Frozen Beverage Machine	2005	24-25	12	0	0	1 Each	7,400.00	7,400
Griddle	2005	24-25	15	0	0	1 Each	2,000.00	2,000
Ice Cream Machine	2021	33-34	12	0	9	1 Each	2,000.00	2,000
Ice Machine	2005	24-25	10	0	0	1 Each	9,700.00	9,700
Ice Tea Brewer	2005	24-25	8	5	0	1 Each	1,000.00	1,000
Microwave/Convection Oven	2005	24-25	15	0	0	1 Each	11,000.00	11,000
Refrigerated Merchandise Case	2005	24-25	15	0	0	1 Each	4,200.00	4,200
Refrigerator	2005	24-25	12	0	0	1 Each	2,200.00	2,200
Sandwich Unit	2021	33-34	12	0	9	1 Each	3,000.00	3,000
Soda Fountain Machine	2005	24-25	10	0	0	1 Each	1,200.00	<u>1,200</u>
Kitchen Equipment - Total								\$73,100
<b>Misc. Recreation Components</b>								
Miniture Golf Carpet	2017	28-29	12	0	4	1,100 Square Feet	7.80	8,580
Miniture Golf Fountain Pump 3 HP	2022	30-31	8	0	6	1 Each	2,000.00	2,000
Tree House Allowance	2005	26-27	20	2	2	1 Lump Sum	3,000.00	<u>3,000</u>
Misc. Recreation Components - Total								\$13,580
<b>Playground - Kids Club</b>								
Gazebo	2020	44-45	25	0	20	1 Lump Sum	6,000.00	6,000
Playground Equipment Allowance - Kid's Cl..	2020	34-35	15	0	10	1 Lump Sum	130,000.00	<u>130,000</u>
Playground - Kids Club - Total								\$136,000
<b>Playground - Autumn Pines</b>								
Play Equipment Allowance	2005	26-27	20	2	2	1 Lump Sum	75,000.00	75,000
Shade Bench	2005	26-27	20	2	2	2 Each	3,800.00	7,600
Shade Fabric	2015	26-27	10	2	2	1 Each	4,000.00	4,000
Shade Structure Replacement	2005	26-27	20	2	2	1 Each	20,000.00	<u>20,000</u>
Playground - Autumn Pines - Total								\$106,600

**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<b>Playground - Club Lake Drive</b>								
Playground Equipment Allowance	2013	27-28	15	0	3	1 Lump Sum	50,000.00	<u>50,000</u>
Playground - Club Lake Drive - Total								\$50,000
<b>Playground - Eagle Crossing</b>								
Picnic Tables/Benches	2005	24-25	10	0	0	1 Lump Sum	2,000.00	2,000
Play Equipment	2005	24-25	15	0	0	1 Lump Sum	30,000.00	30,000
Wood Trellis	2005	26-27	25	-3	2	180 Square Feet	14.00	<u>2,520</u>
Playground - Eagle Crossing - Total								\$34,520
<b>Playground - Eagle Landing Pkw</b>								
Play Equipment	2005	24-25	15	0	0	1 Lump Sum	25,000.00	<u>25,000</u>
Playground - Eagle Landing Pkw - Total								\$25,000
<b>Playground - Tynes Blvd.</b>								
Asphalt Resurfacing - Park Lot	2023	47-48	25	0	23	754 Square Yards	18.00	13,572
Asphalt Shingles Restroom Bld.	2023	42-43	20	0	18	10 Squares	480.00	4,800
Painting - Restroom Bld	2023	30-31	8	0	6	1 Lump Sum	3,000.00	3,000
Picnic Tables/Trash Cans	2023	37-38	15	0	13	4 Each	1,100.00	4,400
Plastic Mulch Border	2023	42-43	20	0	18	228 Linear Feet	21.00	4,788
Play Equipment Allowance	2023	37-38	15	0	13	1 Lump Sum	75,000.00	75,000
Restroom Refurbishment	2023	37-38	15	0	13	1 Lump Sum	4,000.00	4,000
Shade Bench	2023	42-43	20	0	18	1 Each	3,200.00	3,200
Shade Fabric	2023	42-43	20	0	18	1 Each	3,000.00	3,000
Shade Structure/Fabric	2023	42-43	20	0	18	1 Each	15,000.00	15,000
Soccer Goals	2023	47-48	25	0	23	2 Each	2,400.00	<u>4,800</u>
Playground - Tynes Blvd. - Total								\$135,560
<b>Pocket Parks</b>								
Metal Table/Trash Can	2023	42-43	20	0	18	3 Each	2,400.00	7,200
Shade Fabric	2023	32-33	10	0	8	3 Each	1,200.00	3,600
Shade Structure/Fabric	2023	42-43	20	0	18	3 Each	6,800.00	<u>20,400</u>
Pocket Parks - Total								\$31,200
<b>Dog Park</b>								
Chain Link Fence VC	2023	47-48	25	0	23	890 Linear Feet	28.00	24,920
Park Bench	2023	42-43	20	0	18	Each	1,200.00	1,200
Pedestal Drink Fountain/Pet Fountain	2023	47-48	25	0	23	1 Each	4,200.00	4,200
Picnic Table/Trash Can	2023	42-43	20	0	18	1 Each	2,000.00	2,000
Shade Bench	2023	42-43	20	0	18	2 Each	3,000.00	6,000
Shade Fabric	2023	32-33	10	0	8	1 Each	1,500.00	1,500
Shade Structure/Fabric	2023	42-43	20	0	18	1 Each	10,000.00	<u>10,000</u>
Dog Park - Total								\$49,820

**South Village CDD Recreation Components  
Component Inventory**

Description	Date in Service	Replacement Year	Useful	Adjustment	Remaining	Units	Unit Cost	Current Cost
<b>Swimming Pools</b>								
Concret Paver Allowance	2005	44-45	35	5	20	24,500 Square Feet	8.00	196,000
Diving Boards	2023	37-38	15	0	13	2 Each	2,600.00	5,200
Diving Stand - High Dive	2005	29-30	25	0	5	1 Each	22,000.00	22,000
Diving Stand - Low Dive	2005	29-30	25	0	5	1 Each	17,000.00	17,000
Lane Dividers	2005	24-25	20	0	0	5 Each	460.00	2,300
Pool Heater 1	2005	24-25	8	0	0	1 Each	6,800.00	6,800
Pool Heater 2	2005	24-25	8	0	0	1 Each	6,800.00	6,800
Pool Lift - Adult Pool	2005	25-26	15	6	1	1 Each	6,800.00	6,800
Pool Pump & Equip. Allowance (Annual)	2005	24-25	1	0	0	1 Lump Sum	5,000.00	5,000
Pool Refurfacing/Tile - Adult Pool	2017	28-29	12	0	4	2,700 Square Feet	32.00	86,400
Pool Resurfacing - Family Pool	2017	28-29	12	0	4	4,360 Square Feet	32.00	139,520
Pool Resurfacing/Tile - Baby Pool	2017	28-29	12	0	4	260 Square Feet	32.00	8,320
Pool Resurfacing/Tile - Competition Pool	2017	28-29	12	0	4	6,400 Square Feet	32.00	204,800
Pool Slide - Wading Pool	2005	24-25	15	4	0	1 Lump Sum	1,800.00	1,800
Pool Slide Refurbish Allowance	2005	24-25	10	0	0	1 Lump Sum	20,000.00	20,000
Shade Fabric	2005	24-25	10	0	0	6 Each	3,800.00	22,800
Shade Structure Replace	2005	29-30	25	0	5	6 Each	15,000.00	90,000
Slide Tower Steel Refurbish Allowance	2005	24-25	10	0	0	1 Lump Sum	20,000.00	20,000
Solar Pool Cover - Adult Pool	2017	31-32	15	0	7	1,600 Square Feet	2.40	3,840
Starting Platforms	2005	29-30	25	0	5	6 Each	3,200.00	19,200
Swimming Pools - Total								<u>\$884,580</u>

**Tennis/Pickleball Courts**

Fencing - Hard Courts	2018	47-48	30	0	23	492 Linear Feet	31.00	15,252
Fencing - Soft Courts	2005	34-35	30	0	10	2,460 Linear Feet	31.00	76,260
Har-Tru Tennis Court Refurbishment	2005	34-35	30	0	10	10 Court	32,000.00	320,000
Light Poles - Hard Courts	2018	47-48	30	0	23	12 Each	3,800.00	45,600
Light Poles - Soft Courts	2005	34-35	30	0	10	60 Each	3,800.00	228,000
Shade Fabric - Courts	2024	33-34	10	0	9	6 Each	1,200.00	7,200
Shade Structure Replace - Courts	2024	53-54	30	0	29	6 Each	3,700.00	22,200
Tennis/PB Court Replacement	2018	47-48	30	0	23	2 Courts	65,000.00	130,000
Tennis/PB Court Resurfacing (color coat)	2023	30-31	7	0	6	1 Lump Sum	45,000.00	45,000
Tennis/Pickleball Courts - Total								<u>\$889,512</u>

**Operating Expense**

Awning Fabric - Kid's Club	<i>Unfunded</i>
Brick Walk Repair	<i>Unfunded</i>
Ceiling Fans	<i>Unfunded</i>
Concrete Sidewalk Repair	<i>Unfunded</i>
Cupola Repair - Tiki Bar	<i>Unfunded</i>
Entry Feature Fountain Pumps	<i>Unfunded</i>
Fountain Filtration - Residents Club	<i>Unfunded</i>
Interior Painting	<i>Unfunded</i>
Painting - Dumpster Enclosure	<i>Unfunded</i>

## South Village CDD Recreation Components Component Inventory

Description	Date in Service	Replacement Year	Useful Adjustment	Remaining	Units	Unit Cost	Current Cost
<i>Operating Expense continued...</i>							
Reception Desk Refurbishment							
Roof Water Tank Refurbish							
Screened Porch Rescreening							
Water Heater - Fitness Center							
Operating Expense - Total							
<b>Long Life Components</b>							
Basketball Court Divider Curtain							
Basketball Fold Backboards							
Billard Table							
Brick Walks							
Building Foundations/Frames							
Building Siding/Trim							
Electrical/Communication Cables & Devices							
Folding Security Shutter - Tennis Pro Shop							
HVAC Ductwork							
Handicap Lift - Fitness Center							
Kitchen Fire Protection System							
Pool Shell							
Sidewalks							
Utility Lines To Buildings							
Water/Sewer/Vent Piping							
Wiring for Light Poles							
Long Life Components - Total							
<b>Components Maintained by Others</b>							
CDD Golf Components							
Cluster Mainboxes							
Electrical Lines to Transformers							
Street/Traffic Signs							
Water/Electric Meters							
Water/Sewer Connection to Utility							
Components Maintained by Others - Total							
Total Asset Summary							\$4,175,964

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<b>Misc. Site Components</b>			
1031	Asphalt Resurfacing - Amenity Lots	27-28	5-16
1028	Bridge & Signage Refurbish Allowance	25-26	5-16
1025	Community Monuments Refurbish Allowance	25-26	5-17
1037	Concrete Curbing ( at Paving)	27-28	5-18
1047	Entry Feature Refurbishment	25-26	5-18
1039	Flag Pole - Residents Club	34-35	5-19
1045	Flag Poles - Stage	34-35	5-19
1038	Fountain Pumps at Bridge Annual Allowance	24-25	5-19
	Rope Railing - Dock	24-25	5-20
1034	Trellis - Amenity Walkway	26-27	5-20
1043	Trellis - Lake Front	24-25	5-21
1026	Wayfinding Signage Allowance	29-30	5-21
1040	Wood Decking - Canoe Launch	24-25	5-21
1042	Wood Decking - Lake Front Pier	24-25	5-22
<b>Stormwater System</b>			
	Pond Fountain - Tynes Blvd.	27-28	5-23
	Stormwater System Evaluation Allowance	25-26	5-23
1041	Wood Bulkhead - Amenity	29-30	5-23
1029	Wood Bulkhead - Island	29-30	5-24
<b>Fencing &amp; Gates</b>			
1032	Dumpster Enclosure Gates	27-28	5-25
1184	Perimeter Fencing - Pools	31-32	5-25
1030	Vinyl Ranch Fence	29-30	5-26
<b>Misc. Building Components</b>			
1190	Balcony Rails - Fitness 2nd Floor Decks	31-32	5-27
1102	Locker Room Refurbishment - Fitness Center	26-27	5-27
1099	Locker Room Refurbishment - Pool House	29-30	5-28
1177	Locker Room Refurbishment - Resident Club Ext	29-30	5-28
1191	Ramp Railing - Fitness Center Exterior	39-40	5-29
1103	Restroom Refurbishment - Fitness Center 2nd Floor	29-30	5-29
1093	Restroom Renovation - Residents Club	29-30	5-30
1108	Wood Bulkhead - Tennis Courts	34-35	5-31
1104	Wood Decking - Village Store	29-30	5-31

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<b>Windows/Doors</b>			
	Exterior Door Allowance - Fitness Center	34-35	5-33
	Exterior Door Allowance - Kids Club	34-35	5-33
	Exterior Door Allowance - Lake House	34-35	5-33
	Exterior Door Allowance - Residence Club	34-35	5-34
	Window Allowance - Fitness Center	44-45	5-34
	Window Allowance - Kids Club	44-45	5-35
	Window Allowance - Lake House	44-45	5-35
	Window Allowance - Residence Club	44-45	5-35
<b>Roofing</b>			
1057	Asphalt Shingle Roof - Fitness Center	24-25	5-37
1052	Asphalt Shingle Roof - Kid's Club	29-30	5-37
1049	Asphalt Shingle Roof - Pool House	24-25	5-38
1051	Asphalt Shingle Roof - Residents Club	29-30	5-38
1060	Metal Roof - Fitness Center	34-35	5-39
1054	Metal Roof - Lake House	34-35	5-39
1050	Metal Roof - Residents Club	34-35	5-40
1048	Metal Roofing - Lawn Pavilion	34-35	5-40
1055	Metal Roofing - Pool House	34-35	5-41
1056	Metal Roofing - Tiki Bar	34-35	5-41
<b>Exterior Painting/Waterproofing</b>			
1058	Ext. Deck Waterproofing - Fitness Balcony	24-25	5-42
1117	Painting - Fitness Center	24-25	5-42
1114	Painting - Kid's Club Exterior	28-29	5-43
1115	Painting - Lake House	24-25	5-43
1110	Painting - Pavilion	24-25	5-43
1112	Painting - Pool House Exterior	28-29	5-44
1113	Painting - Residents Club Exterior	29-30	5-45
1116	Painting - Tiki Bar	29-30	5-45
<b>Floor &amp; Wall Treatments</b>			
1086	Carpet - Fitness Center Main Floor	30-31	5-46
1084	Floor Tile - Fitness Bld Corridor	34-35	5-46
1082	Quarry Tile - Kitchen	39-40	5-47
1079	Quarry Tile - Snack Bar	39-40	5-47
1081	Resilient Vinyl Plank Floor - Residents Club	29-30	5-47



**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<i>Floor &amp; Wall Treatments Continued...</i>			
1090	Rubber Floor - Weight Area	32-33	5-48
1088	Stair Rubber Treads	34-35	5-49
1087	Vinyl Floor - Basketball Court	34-35	5-49
1089	Vinyl Flooring - Fitness Room 2nd Floor	42-43	5-50
1083	Vinyl Plank - Kids Club	42-43	5-50
1080	Wall Tile - Snack Bar	27-28	5-51
<b>Cabinets &amp; Tops</b>			
1153	Bar Top - Tiki Bar	34-35	5-52
1149	Cabinet & Top - Serving Line	24-25	5-52
1142	Cabinets & Top - Teen Room	29-30	5-53
1158	Cabinets & Tops - Fitness Office	29-30	5-53
1147	Cabinets & Tops - General Store	29-30	5-53
1151	Cabinets & Tops - Kid's Club Office	29-30	5-54
1145	Cabinets & Tops - Kids Room	29-30	5-54
1143	Cabinets & Tops - Office	29-30	5-54
1150	Cabinets & Tops - Snack Bar	29-30	5-55
1157	Cabinets & Tops Fitness Room	29-30	5-55
1148	Coffee Bar Cabinet & Top - Coffee Shop	29-30	5-55
1155	Lobby Cabinet & Top - Fitness Center	29-30	5-56
1156	Reception Deck Top	29-30	5-56
1152	Transaction Top - Kid's Club Office	29-30	5-56
<b>Mechanical Electrical Plumbing</b>			
	Fire Alarm Panel - Fitness Bld	29-30	5-57
1120	HVAC Equipment - Kid's Club	28-29	5-57
1126	HVAC Unit 1 - Fitness Center	24-25	5-57
1118	HVAC Unit 1 - Residents Club	24-25	5-58
1130	HVAC Unit 2 - Fitness Center	24-25	5-58
1118	HVAC Unit 2 - Residents Club	24-25	5-58
1127	HVAC Unit 3 - Fitness Center	24-25	5-58
1128	HVAC Unit 4 - Fitness Center	24-25	5-59
1129	HVAC Unit 5	24-25	5-59
<b>Furniture Fixtures &amp; Equipment</b>			
1070	Fitness Equipment Allowance (Annual)	24-25	5-60
1097	Folding Partition - Kids Room	34-35	5-60

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<i>Furniture Fixtures &amp; Equipment Continued...</i>			
1067	Furniture Allowance - Fitness Center	26-27	5-60
1064	Furniture Allowance - Residents Club	26-27	5-61
	Ice Machine - Tennis Shop	27-28	5-61
1061	Office Furniture Allowance	29-30	5-61
1065	Pool/Patio Furniture Allowance (Annual)	24-25	5-62
1071	ServAce Court Maintenance Cart	28-29	5-62
	Water Coolers - Tennis	24-25	5-62
<b>Exterior Lighting</b>			
1131	Decorative Light Poles - Entry Drive	34-35	5-64
	Exterior Light Fixture Allowance - Lake House	39-40	5-64
	Exterior Light Fixture Allowance - Fitness Center	39-40	5-65
	Exterior Light Fixture Allowance - Residence Club	39-40	5-65
1138	Light Bollards - Miniture Golf	29-30	5-65
1134	Light Poles - Parking Lot	34-35	5-65
1137	Light Poles - Swimming Pool	34-35	5-66
<b>Kitchen Equipment</b>			
1174	Air Curtain	24-25	5-67
1159	Back Bar	24-25	5-67
1164	Cabinets - Kitchen Storage	24-25	5-67
1166	Charbroiler	24-25	5-68
1168	Deep Fryer	24-25	5-68
1169	Freezer	24-25	5-69
1171	Freezer -3 Door	24-25	5-69
1160	Frozen Beverage Machine	24-25	5-69
1167	Griddle	24-25	5-69
1173	Ice Cream Machine	33-34	5-70
1172	Ice Machine	24-25	5-70
1161	Ice Tea Brewer	24-25	5-71
1165	Microwave/Convection Oven	24-25	5-71
1163	Refrigerated Merchandise Case	24-25	5-72
1170	Refrigerator	24-25	5-72
1173	Sandwich Unit	33-34	5-72
1162	Soda Fountain Machine	24-25	5-72
<b>Misc. Recreation Components</b>			
1178	Miniture Golf Carpet	28-29	5-73

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<i>Misc. Recreation Components Continued...</i>			
1180	Miniture Golf Fountain Pump 3 HP	30-31	5-73
1176	Tree House Allowance	26-27	5-73
<b>Playground - Kids Club</b>			
1053	Gazebo	44-45	5-75
1179	Playground Equipment Allowance - Kid's Club	34-35	5-75
<b>Playground - Autumn Pines</b>			
	Play Equipment Allowance	26-27	5-76
	Shade Bench	26-27	5-76
	Shade Fabric	26-27	5-77
	Shade Structure Replacement	26-27	5-77
<b>Playground - Club Lake Drive</b>			
1179	Playground Equipment Allowance	27-28	5-78
<b>Playground - Eagle Crossing</b>			
1027	Picknic Tables/Benches	24-25	5-79
1027	Play Equipment	24-25	5-79
1027	Wood Trellis	26-27	5-80
<b>Playground - Eagle Landing Pkw</b>			
	Play Equipment	24-25	5-81
<b>Playground - Tynes Blvd.</b>			
	Asphalt Resurfacing - Park Lot	47-48	5-82
	Asphalt Shingles Restroom Bld.	42-43	5-82
	Painting - Restroom Bld	30-31	5-82
	Picnic Tables/Trash Cans	37-38	5-83
	Plastic Mulch Border	42-43	5-83
	Play Equipment Allowance	37-38	5-84
	Restroom Refurbishment	37-38	5-84
	Shade Bench	42-43	5-85
	Shade Fabric	42-43	5-85
	Shade Structure/Fabric	42-43	5-86
	Soccer Goals	47-48	5-86

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<b>Pocket Parks</b>			
	Metal Table/Trash Can	42-43	5-88
	Shade Fabric	32-33	5-88
	Shade Structure/Fabric	42-43	5-89
<b>Dog Park</b>			
	Chain Link Fence VC	47-48	5-90
	Park Bench	42-43	5-90
	Pedestal Drink Fountain/Pet Fountain	47-48	5-91
	Picnic Table/Trash Can	42-43	5-91
	Shade Bench	42-43	5-92
	Shade Fabric	32-33	5-92
	Shade Structure/Fabric	42-43	5-93
<b>Swimming Pools</b>			
1013	Concret Paver Allowance	44-45	5-94
1019	Diving Boards	37-38	5-94
1008	Diving Stand - High Dive	29-30	5-95
1009	Diving Stand - Low Dive	29-30	5-95
1006	Lane Dividers	24-25	5-96
	Pool Heater 1	24-25	5-96
	Pool Heater 2	24-25	5-97
1010	Pool Lift - Adult Pool	25-26	5-97
1005	Pool Pump & Equip. Allowance (Annual)	24-25	5-98
1012	Pool Refurfacing/Tile - Adult Pool	28-29	5-98
1001	Pool Resurfacing - Family Pool	28-29	5-98
1015	Pool Resurfacing/Tile - Baby Pool	28-29	5-99
1007	Pool Resurfacing/Tile - Competition Pool	28-29	5-99
1016	Pool Slide - Wading Pool	24-25	5-100
1002	Pool Slide Refurbish Allowance	24-25	5-101
1011	Shade Fabric	24-25	5-101
1011	Shade Structure Replace	29-30	5-102
1003	Slide Tower Steel Refurbish Allowance	24-25	5-102
1020	Solar Pool Cover - Adult Pool	31-32	5-103
1018	Starting Platforms	29-30	5-103
<b>Tennis/Pickleball Courts</b>			
1187	Fencing - Hard Courts	47-48	5-104

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<i>Tennis/Pickleball Courts Continued...</i>			
1182	Fencing - Soft Courts	34-35	5-104
1021	Har-Tru Tennis Court Refurbishment	34-35	5-105
1139	Light Poles - Hard Courts	47-48	5-105
1136	Light Poles - Soft Courts	34-35	5-105
1024	Shade Fabric - Courts	33-34	5-106
1024	Shade Structure Replace - Courts	53-54	5-106
1023	Tennis/PB Court Replacement	47-48	5-107
1023	Tennis/PB Court Resurfacing (color coat)	30-31	5-108
<b>Operating Expense</b>			
1101	Awning Fabric - Kid's Club	24-25	5-109
1035	Brick Walk Repair	24-25	5-109
1123	Ceiling Fans	24-25	5-109
1036	Concrete Sidewalk Repair	24-25	5-110
	Cupola Repair - Tiki Bar	24-25	5-110
1046	Entry Feature Fountain Pumps	24-25	5-110
1033	Fountain Filtration - Residents Club	24-25	5-111
1036	Interior Painting	24-25	5-111
1111	Painting - Dumpster Enclosure	24-25	5-111
1092	Reception Desk Refurbishment	24-25	5-112
1098	Roof Water Tank Refurbish	24-25	5-112
1095	Screened Porch Rescreening	24-25	5-113
1121	Water Heater - Fitness Center	24-25	5-113
<b>Long Life Components</b>			
	Basketball Court Divider Curtain	24-25	5-114
	Basketball Fold Backboards	24-25	5-114
1063	Billard Table	24-25	5-115
1063	Brick Walks	24-25	5-115
	Building Foundations/Frames	24-25	5-115
	Building Siding/Trim	24-25	5-115
	Electrical/Communication Cables & Devices	24-25	5-116
1107	Folding Security Shutter - Tennis Pro Shop	24-25	5-116
	HVAC Ductwork	24-25	5-116
1105	Handicap Lift - Fitness Center	24-25	5-116
	Kitchen Fire Protection System	24-25	5-117
	Pool Shell	24-25	5-117

**South Village CDD Recreation Components  
Component Detail Index**

Asset ID	Description	Replacement	Page
<i>Long Life Components Continued...</i>			
	Sidewalks	24-25	5-117
	Utility Lines To Buildings	24-25	5-118
	Water/Sewer/Vent Piping	24-25	5-118
	Wiring for Light Poles	24-25	5-118
<b>Components Maintained by Others</b>			
	CDD Golf Components	24-25	5-119
	Cluster Mainboxes	24-25	5-119
	Electrical Lines to Transformers	24-25	5-119
	Street/Traffic Signs	24-25	5-120
	Water/Electric Meters	24-25	5-120
	Water/Sewer Connection to Utility	24-25	5-120
	Total Funded Assets	187	
	Total Unfunded Assets	<u>35</u>	
	Total Assets	222	

**South Village CDD Recreation Components  
Component Detail**

**Asphalt Resurfacing - Amenity Lots - 2027**

Asset ID	1031	8,511 Square Yards	@ \$17.20
Misc. Site Components		Asset Actual Cost	\$146,389.20
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$162,304.32
Useful Life	20		
Adjustment	3		
Replacement Year	27-28		
Remaining Life	3		



**Bridge & Signage Refurbish Allowance - 2025**

Asset ID	1028	1 Lump Sum	@ \$12,000.00
Misc. Site Components		Asset Actual Cost	\$12,000.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$12,420.00
Useful Life	20		
Adjustment	1		
Replacement Year	25-26		
Remaining Life	1		

**South Village CDD Recreation Components  
Component Detail**

*Bridge & Signage Refurbish Allowance continued...*



Includes pressure washing, sanding cleaning and painting structure.

**Community Monuments Refurbish Allowance - 2025**

		8 Each	@ \$2,000.00
Asset ID	1025	Asset Actual Cost	\$16,000.00
	Misc. Site Components	Percent Replacement	100%
	Category Misc. Site Components	Future Cost	\$16,560.00
Placed in Service	June 2005		
Useful Life	20		
Adjustment	1		
Replacement Year	25-26		
Remaining Life	1		





**South Village CDD Recreation Components  
Component Detail**

**Concrete Curbing ( at Paving) - 2027**

Asset ID	1037	200 Linear Feet	@ \$44.00
Misc. Site Components		Asset Actual Cost	\$8,800.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$9,756.72
Useful Life	20		
Adjustment	3		
Replacement Year	27-28		
Remaining Life	3		

**Entry Feature Refurbishment - 2025**

Asset ID	1047	1 Lump Sum	@ \$15,000.00
Misc. Site Components		Asset Actual Cost	\$15,000.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$15,525.00
Useful Life	20		
Adjustment	1		
Replacement Year	25-26		
Remaining Life	1		



**South Village CDD Recreation Components  
Component Detail**

**Flag Pole - Residents Club - 2034**

		1 Each	@ \$3,000.00
Asset ID	1039	Asset Actual Cost	\$3,000.00
	Misc. Site Components	Percent Replacement	100%
	Category Misc. Site Components	Future Cost	\$4,231.80
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**Flag Poles - Stage - 2034**

		1 Each	@ \$2,500.00
Asset ID	1045	Asset Actual Cost	\$2,500.00
	Misc. Site Components	Percent Replacement	100%
	Category Misc. Site Components	Future Cost	\$3,526.50
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Fountain Pumps at Bridge Annual Allowance - 2024**

		1 Lump Sum	@ \$5,000.00
Asset ID	1038	Asset Actual Cost	\$5,000.00
	Misc. Site Components	Percent Replacement	100%
	Category Misc. Site Components	Future Cost	\$5,000.00
Placed in Service	June 2010		
Useful Life	1		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**Rope Railing - Dock - 2024**

Asset ID		380 Linear Feet	@ \$8.00
		Asset Actual Cost	\$3,040.00
		Percent Replacement	100%
Category Misc. Site Components		Future Cost	\$3,040.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**Trellis - Amenity Walkway - 2026**

Asset ID	1034	480 Square Feet	@ \$24.00
	Residents Club	Asset Actual Cost	\$11,520.00
		Percent Replacement	100%
Category Misc. Site Components		Future Cost	\$12,340.51
Placed in Service	June 2005		
Useful Life	20		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**South Village CDD Recreation Components  
Component Detail**

**Trellis - Lake Front - 2024**

Asset ID	1043	414 Square Feet	@ \$44.00
Misc. Site Components		Asset Actual Cost	\$18,216.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$18,216.00
Useful Life	20		
Replacement Year	24-25		
Remaining Life	0		



**Wayfinding Signage Allowance - 2029**

Asset ID	1026	1 Lump Sum	@ \$3,000.00
Misc. Site Components		Asset Actual Cost	\$3,000.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$3,563.06
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**Wood Decking - Canoe Launch - 2024**

Asset ID	1040	485 Square Feet	@ \$16.00
Lake House		Asset Actual Cost	\$7,760.00
Category Misc. Site Components		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$7,760.00
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		

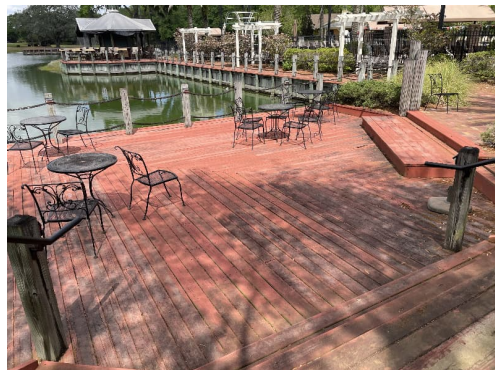
**South Village CDD Recreation Components  
Component Detail**

*Wood Decking - Canoe Launch continued...*



**Wood Decking - Lake Front Pier - 2024**

Asset ID	1042	960 Square Feet	@ \$16.00
	Tennis Courts	Asset Actual Cost	\$15,360.00
Category	Misc. Site Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$15,360.00
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Pond Fountain - Tynes Blvd. - 2027**

Asset ID		1 Each	@ \$8,000.00
		Asset Actual Cost	\$8,000.00
		Percent Replacement	100%
Category	Stormwater System	Future Cost	\$8,869.74
Placed in Service	June 2023		
Useful Life	5		
Replacement Year	27-28		
Remaining Life	3		



**Stormwater System Evaluation Allowance - 2025**

Asset ID		1 Lump Sum	@ \$20,000.00
		Asset Actual Cost	\$20,000.00
		Percent Replacement	100%
Category	Stormwater System	Future Cost	\$20,700.00
Placed in Service	June 2025		
Useful Life	1		
Adjustment	1		
Replacement Year	25-26		
Remaining Life	1		

**Wood Bulkhead - Amenity - 2029**

Asset ID	1041	360 Linear Feet	@ \$250.00
		Asset Actual Cost	\$90,000.00
	Misc. Site Components	Percent Replacement	100%
Category	Stormwater System	Future Cost	\$106,891.77
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

*Wood Bulkhead - Amenity continued...*



**Wood Bulkhead - Island - 2029**

Asset ID	1029	190 Linear Feet	@ \$450.00
Misc. Site Components		Asset Actual Cost	\$85,500.00
Category	Stormwater System	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$101,547.18
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Dumpster Enclosure Gates - 2027**

		5 Each	@ \$1,100.00
Asset ID	1032	Asset Actual Cost	\$5,500.00
	Misc. Site Components	Percent Replacement	100%
Category	Fencing & Gates	Future Cost	\$6,097.95
Placed in Service	June 2005		
Useful Life	20		
Adjustment	3		
Replacement Year	27-28		
Remaining Life	3		



**Perimeter Fencing - Pools - 2031**

		920 Linear Feet	@ \$48.00
Asset ID	1184	Asset Actual Cost	\$44,160.00
	Swiming Pools	Percent Replacement	100%
Category	Fencing & Gates	Future Cost	\$56,183.85
Placed in Service	June 2005		
Useful Life	25		
Adjustment	2		
Replacement Year	31-32		
Remaining Life	7		





**South Village CDD Recreation Components  
Component Detail**

**Vinyl Ranch Fence - 2029**

		260 Linear Feet	@ \$28.00
Asset ID	1030	Asset Actual Cost	\$7,280.00
	Misc. Site Components	Percent Replacement	100%
Category	Fencing & Gates	Future Cost	\$8,646.36
Placed in Service	June 2005		
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Balcony Rails - Fitness 2nd Floor Decks - 2031**

Asset ID	1190	140 Linear Feet	@ \$120.00
	Fitness Center	Asset Actual Cost	\$16,800.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$21,374.29
Useful Life	25		
Adjustment	2		
Replacement Year	31-32		
Remaining Life	7		



**Locker Room Refurbishment - Fitness Center - 2026**

Asset ID	1102	1 Lump Sum	@ \$60,000.00
	Fitness Center	Asset Actual Cost	\$60,000.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$64,273.50
Useful Life	20		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		

**South Village CDD Recreation Components  
Component Detail**

**Locker Room Refurbishment - Pool House - 2029**

Asset ID	1099	1 Lump Sum	@ \$48,000.00
	Pool House	Asset Actual Cost	\$48,000.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$57,008.94
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		



**Locker Room Refurbishment - Resident Club Ext - 2029**

Asset ID	1177	1 Lump Sum	@ \$30,000.00
	Swimming Pools	Asset Actual Cost	\$30,000.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$35,630.59
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

**Ramp Railing - Fitness Center Exterior - 2039**

Asset ID	1191	110 Linear Feet	@ \$46.00
	Fitness Center	Asset Actual Cost	\$5,060.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$8,477.26
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		



**Restroom Refurbishment - Fitness Center 2nd Floor - 2029**

Asset ID	1103	1 Lump Sum	@ \$6,800.00
	Fitness Center	Asset Actual Cost	\$6,800.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$8,076.27
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

*Restroom Refurbishment - Fitness Center 2nd Floor continued...*



**Restroom Renovation - Residents Club - 2029**

Asset ID	1093	1 Lump Sum	@ \$6,800.00
	Residents Club	Asset Actual Cost	\$6,800.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$8,076.27
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Wood Bulkhead - Tennis Courts - 2034**

Asset ID	1108	165 Linear Feet	@ \$25.00
	Fitness Center	Asset Actual Cost	\$4,125.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$5,818.72
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**Wood Decking - Village Store - 2029**

Asset ID	1104	200 Square Feet	@ \$24.00
	Residents Club	Asset Actual Cost	\$4,800.00
Category	Misc. Building Components	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$5,700.89
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

*Wood Decking - Village Store continued...*



**South Village CDD Recreation Components  
Component Detail**

**Exterior Door Allowance - Fitness Center - 2034**

		1 Lump Sum	@ \$20,000.00
Asset ID		Asset Actual Cost	\$20,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$28,211.97
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Exterior Door Allowance - Kids Club - 2034**

		1 Lump Sum	@ \$8,000.00
Asset ID		Asset Actual Cost	\$8,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$11,284.79
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Exterior Door Allowance - Lake House - 2034**

		1 Lump Sum	@ \$3,500.00
Asset ID		Asset Actual Cost	\$3,500.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$4,937.10
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

*Exterior Door Allowance - Lake House continued...*



**Exterior Door Allowance - Residence Club - 2034**

Asset ID		1 Lump Sum	@ \$20,000.00
		Asset Actual Cost	\$20,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$28,211.97
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Window Allowance - Fitness Center - 2044**

Asset ID		1 Lump Sum	@ \$40,000.00
		Asset Actual Cost	\$40,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$79,591.55
Placed in Service	June 2005		
Useful Life	40		
Replacement Year	44-45		
Remaining Life	20		

**South Village CDD Recreation Components  
Component Detail**

**Window Allowance - Kids Club - 2044**

Asset ID		1 Lump Sum	@ \$15,000.00
		Asset Actual Cost	\$15,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$29,846.83
Placed in Service	June 2005		
Useful Life	40		
Replacement Year	44-45		
Remaining Life	20		

**Window Allowance - Lake House - 2044**

Asset ID		1 Lump Sum	@ \$15,000.00
		Asset Actual Cost	\$15,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$29,846.83
Placed in Service	June 2005		
Useful Life	40		
Replacement Year	44-45		
Remaining Life	20		



**Window Allowance - Residence Club - 2044**

Asset ID		1 Lump Sum	@ \$30,000.00
		Asset Actual Cost	\$30,000.00
		Percent Replacement	100%
Category	Windows/Doors	Future Cost	\$59,693.66
Placed in Service	June 2005		
Useful Life	40		
Replacement Year	44-45		
Remaining Life	20		

**South Village CDD Recreation Components  
Component Detail**

*Window Allowance - Residence Club continued...*



**South Village CDD Recreation Components  
Component Detail**

**Asphalt Shingle Roof - Fitness Center - 2024**

Asset ID	1057	165 Squares	@ \$490.00
Category	Fitness Center	Asset Actual Cost	\$80,850.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$80,850.00
Replacement Year	20		
Remaining Life	24-25		
	0		



**Asphalt Shingle Roof - Kid's Club - 2029**

Asset ID	1052	38 Squares	@ \$600.00
Category	Kid's Club	Asset Actual Cost	\$22,800.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$27,079.25
Replacement Year	25		
Remaining Life	29-30		
	5		



**South Village CDD Recreation Components  
Component Detail**

**Asphalt Shingle Roof - Pool House - 2024**

		24 Squares	@ \$460.00
Asset ID	1049	Asset Actual Cost	\$11,040.00
	Pool House	Percent Replacement	100%
Category	Roofing	Future Cost	\$11,040.00
Placed in Service	June 2005		
Useful Life	20		
Replacement Year	24-25		
Remaining Life	0		



**Asphalt Shingle Roof - Residents Club - 2029**

		91 Square Feet	@ \$600.00
Asset ID	1051	Asset Actual Cost	\$54,600.00
	Residents Club	Percent Replacement	100%
Category	Roofing	Future Cost	\$64,847.67
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Metal Roof - Fitness Center - 2034**

Asset ID	1060	1,296 Square Feet	@ \$16.00
Category	Fitness Center	Asset Actual Cost	\$20,736.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$29,250.18
Replacement Year	30		
Remaining Life	34-35		
	10		



**Metal Roof - Lake House - 2034**

Asset ID	1054	1,700 Square Feet	@ \$12.00
Category	Lake House	Asset Actual Cost	\$20,400.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$28,776.21
Replacement Year	30		
Remaining Life	34-35		
	10		



**South Village CDD Recreation Components  
Component Detail**

**Metal Roof - Residents Club - 2034**

Asset ID	1050	2,650 Square Feet	@ \$12.00
	Residents Club	Asset Actual Cost	\$31,800.00
Category	Roofing	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$44,857.04
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**Metal Roofing - Lawn Pavilion - 2034**

Asset ID	1048	700 Square Feet	@ \$12.00
	Lawn Pavilion	Asset Actual Cost	\$8,400.00
Category	Roofing	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$11,849.03
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

**Metal Roofing - Pool House - 2034**

Asset ID	1055	300 Square Feet	@ \$12.00
Category	Pool House	Asset Actual Cost	\$3,600.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$5,078.15
Replacement Year	30		
Remaining Life	34-35		
	10		



**Metal Roofing - Tiki Bar - 2034**

Asset ID	1056	1,200 Square Feet	@ \$12.00
Category	Tiki Bar	Asset Actual Cost	\$14,400.00
Placed in Service	Roofing	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$20,312.62
Replacement Year	30		
Remaining Life	34-35		
	10		





**South Village CDD Recreation Components  
Component Detail**

**Ext. Deck Waterproofing - Fitness Balcony - 2024**

		1,800 Square Feet	@ \$3.00
Asset ID	1058	Asset Actual Cost	\$5,400.00
	Fitness Center	Percent Replacement	100%
<del>Category</del>	Painting/Waterproofing	Future Cost	\$5,400.00
Placed in Service	June 2016		
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		



**Painting - Fitness Center - 2024**

		1 Lump Sum	@ \$16,000.00
Asset ID	1117	Asset Actual Cost	\$16,000.00
	Fitness Center	Percent Replacement	100%
<del>Category</del>	Painting/Waterproofing	Future Cost	\$16,000.00
Placed in Service	June 2016		
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Painting - Kid's Club Exterior - 2028**

Asset ID	1114	1 Lump Sum	@ \$6,000.00
	Kid's Club	Asset Actual Cost	\$6,000.00
<del>Category</del> Painting/Waterproofing		Percent Replacement	100%
Placed in Service	June 2021	Future Cost	\$6,885.14
Useful Life	8		
Replacement Year	28-29		
Remaining Life	4		



**Painting - Lake House - 2024**

Asset ID	1115	1 Lump Sum	@ \$4,200.00
	Lake House	Asset Actual Cost	\$4,200.00
<del>Category</del> Painting/Waterproofing		Percent Replacement	100%
Placed in Service	June 2014	Future Cost	\$4,200.00
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		

**Painting - Pavilion - 2024**

Asset ID	1110	1 Lump Sum	@ \$2,200.00
	Lawn Pavilion	Asset Actual Cost	\$2,200.00
<del>Category</del> Painting/Waterproofing		Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,200.00
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

*Painting - Pavilion continued...*



**Painting - Pool House Exterior - 2028**

Asset ID	1112	1 Lump Sum	@ \$4,500.00
	Pool House	Asset Actual Cost	\$4,500.00
<del>Category</del>	Painting/Waterproofing	Percent Replacement	100%
Placed in Service	May 2021	Future Cost	\$5,163.85
Useful Life	8		
Replacement Year	28-29		
Remaining Life	4		



**South Village CDD Recreation Components  
Component Detail**

**Painting - Residents Club Exterior - 2029**

Asset ID	1113	1 Lump Sum	@ \$16,000.00
	Residents Club	Asset Actual Cost	\$16,000.00
<del>Category</del> Painting/Waterproofing		Percent Replacement	100%
Placed in Service	November 2021	Future Cost	\$19,002.98
Useful Life	8		
Replacement Year	29-30		
Remaining Life	5		



**Painting - Tiki Bar - 2029**

Asset ID	1116	1 Lump Sum	@ \$3,500.00
	Tiki Bar	Asset Actual Cost	\$3,500.00
<del>Category</del> Painting/Waterproofing		Percent Replacement	100%
Placed in Service	November 2021	Future Cost	\$4,156.90
Useful Life	8		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Carpet - Fitness Center Main Floor - 2030**

Asset ID	1086	1 Lump Sum	@ \$12,000.00
	Fitness Center	Asset Actual Cost	\$12,000.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2023	Future Cost	\$14,751.06
Useful Life	8		
Replacement Year	30-31		
Remaining Life	6		



**Floor Tile - Fitness Bld Corridor - 2034**

Asset ID	1084	625 Square Feet	@ \$14.00
	Fitness Center	Asset Actual Cost	\$8,750.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$12,342.74
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

**Quarry Tile - Kitchen - 2039**

Asset ID	1082	520 Square Feet	@ \$14.00
	Kitchen	Asset Actual Cost	\$7,280.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$12,196.54
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		



**Quarry Tile - Snack Bar - 2039**

Asset ID	1079	155 Square Feet	@ \$14.00
	Snack Bar	Asset Actual Cost	\$2,170.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$3,635.51
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		

**Resilient Vinyl Plank Floor - Residents Club - 2029**

Asset ID	1081	2,500 Square Feet	@ \$7.80
	Residents Club	Asset Actual Cost	\$19,500.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$23,159.88
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

*Resilient Vinyl Plank Floor - Residents Club continued...*



**Rubber Floor - Weight Area - 2032**

Asset ID	1090	24 Square Yards	@ \$85.00
	Fitness Center	Asset Actual Cost	\$2,040.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	September 2023	Future Cost	\$2,686.29
Useful Life	10		
Replacement Year	32-33		
Remaining Life	8		



**South Village CDD Recreation Components  
Component Detail**

**Stair Rubber Treads - 2034**

		22 Each	@ \$85.23
Asset ID	1088	Asset Actual Cost	\$1,875.06
	Fitness Center	Percent Replacement	100%
Category	Floor & Wall Treatments	Future Cost	\$2,644.96
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**Vinyl Floor - Basketball Court - 2034**

		801 Square Yards	@ \$71.00
Asset ID	1087	Asset Actual Cost	\$56,871.00
	Fitness Center	Percent Replacement	100%
Category	Floor & Wall Treatments	Future Cost	\$80,222.16
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		





**South Village CDD Recreation Components  
Component Detail**

**Vinyl Flooring - Fitness Room 2nd Floor - 2042**

Asset ID	1089	1 Lump Sum	@ \$44,000.00
	Fitness Center	Asset Actual Cost	\$44,000.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	September 2023	Future Cost	\$81,729.52
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**Vinyl Plank - Kids Club - 2042**

Asset ID	1083	1,000 Square Feet	@ \$4.90
	Kid's Club	Asset Actual Cost	\$4,900.00
Category	Floor & Wall Treatments	Percent Replacement	100%
Placed in Service	June 2018	Future Cost	\$9,101.70
Useful Life	25		
Replacement Year	42-43		
Remaining Life	18		



**South Village CDD Recreation Components  
Component Detail**

**Wall Tile - Snack Bar - 2027**

		300 Square Feet	@ \$15.00
Asset ID	1080	Asset Actual Cost	\$4,500.00
	Snack Bar	Percent Replacement	100%
Category	Floor & Wall Treatments	Future Cost	\$4,989.23
Placed in Service	June 2005		
Useful Life	20		
Adjustment	3		
Replacement Year	27-28		
Remaining Life	3		

**South Village CDD Recreation Components  
Component Detail**

**Bar Top - Tiki Bar - 2034**

Asset ID	1153	1 Lump Sum	@ \$2,500.00
	Tiki Bar	Asset Actual Cost	\$2,500.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2023	Future Cost	\$3,526.50
Useful Life	12		
Replacement Year	34-35		
Remaining Life	10		



**Cabinet & Top - Serving Line - 2024**

Asset ID	1149	13 Linear Feet	@ \$400.00
	Residents Club	Asset Actual Cost	\$5,200.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$5,200.00
Useful Life	20		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Cabinets & Top - Teen Room - 2029**

Asset ID	1142	8 Linear Feet	@ \$300.00
	Residents Club	Asset Actual Cost	\$2,400.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,850.45
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		

**Cabinets & Tops - Fitness Office - 2029**

Asset ID	1158	7 Linear Feet	@ \$300.00
	Fitness Center	Asset Actual Cost	\$2,100.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,494.14
Useful Life	20		
Adjustment	5		
Replacement Year	29-30		
Remaining Life	5		

**Cabinets & Tops - General Store - 2029**

Asset ID	1147	35 Linear Feet	@ \$350.00
	Residents Club	Asset Actual Cost	\$12,250.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$14,549.16
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

**Cabinets & Tops - Kid's Club Office - 2029**

Asset ID	1151	22 Linear Feet	@ \$200.00
Category	Kid's Club	Asset Actual Cost	\$4,400.00
Placed in Service	Cabinets & Tops	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$5,225.82
Replacement Year	25		
Remaining Life	29-30		
	5		

**Cabinets & Tops - Kids Room - 2029**

Asset ID	1145	12 Linear Feet	@ \$200.00
Category	Kid's Club	Asset Actual Cost	\$2,400.00
Placed in Service	Cabinets & Tops	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$2,850.45
Adjustment	20		
Replacement Year	5		
Remaining Life	29-30		
	5		

**Cabinets & Tops - Office - 2029**

Asset ID	1143	15 Linear Feet	@ \$200.00
Category	Residents Club	Asset Actual Cost	\$3,000.00
Placed in Service	Cabinets & Tops	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$3,563.06
Replacement Year	25		
Remaining Life	29-30		
	5		

**South Village CDD Recreation Components  
Component Detail**

**Cabinets & Tops - Snack Bar - 2029**

Asset ID	1150	35 Linear Feet	@ \$200.00
Category	Snack Bar	Asset Actual Cost	\$7,000.00
Placed in Service	June 2005	Percent Replacement	100%
Useful Life	25	Future Cost	\$8,313.80
Replacement Year	29-30		
Remaining Life	5		

**Cabinets & Tops Fitness Room - 2029**

Asset ID	1157	10 Linear Feet	@ \$200.00
Category	Fitness Center	Asset Actual Cost	\$2,000.00
Placed in Service	June 2005	Percent Replacement	100%
Useful Life	25	Future Cost	\$2,375.37
Replacement Year	29-30		
Remaining Life	5		

**Coffee Bar Cabinet & Top - Coffee Shop - 2029**

Asset ID	1148	10 Linear Feet	@ \$200.00
Category	Residents Club	Asset Actual Cost	\$2,000.00
Placed in Service	June 2005	Percent Replacement	100%
Useful Life	25	Future Cost	\$2,375.37
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

**Lobby Cabinet & Top - Fitness Center - 2029**

Asset ID	1155	7 Linear Feet	@ \$400.00
	Fitness Center	Asset Actual Cost	\$2,800.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$3,325.52
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**Reception Deck Top - 2029**

Asset ID	1156	28 Linear Feet	@ \$250.00
	Fitness Center	Asset Actual Cost	\$7,000.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$8,313.80
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**Transaction Top - Kid's Club Office - 2029**

Asset ID	1152	12 Linear Feet	@ \$200.00
	Kid's Club	Asset Actual Cost	\$2,400.00
Category	Cabinets & Tops	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,850.45
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

**Fire Alarm Panel - Fitness Bld - 2029**

		1 Each	@ \$3,800.00
Asset ID		Asset Actual Cost	\$3,800.00
		Percent Replacement	100%
<b>Megh</b> anical Electrical Plumbing		Future Cost	\$4,513.21
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**HVAC Equipment - Kid's Club - 2028**

		4 Tons	@ \$1,600.00
Asset ID	1120	Asset Actual Cost	\$6,400.00
	Kid's Club	Percent Replacement	100%
<b>Megh</b> anical Electrical Plumbing		Future Cost	\$7,344.15
Placed in Service	June 2017		
Useful Life	12		
Replacement Year	28-29		
Remaining Life	4		

**HVAC Unit 1 - Fitness Center - 2024**

		5 Tons	@ \$1,600.00
Asset ID	1126	Asset Actual Cost	\$8,000.00
	Fitness Center	Percent Replacement	100%
<b>Megh</b> anical Electrical Plumbing		Future Cost	\$8,000.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

<b>HVAC Unit 1 - Residents Club - 2024</b>		8 Tons	@ \$1,600.00
Asset ID	1118	Asset Actual Cost	\$12,800.00
	Residents Club	Percent Replacement	100%
<del>Mechanical</del> Electrical Plumbing		Future Cost	\$12,800.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

<b>HVAC Unit 2 - Fitness Center - 2024</b>		5 Tons	@ \$1,600.00
Asset ID	1130	Asset Actual Cost	\$8,000.00
	Fitness Center	Percent Replacement	100%
<del>Mechanical</del> Electrical Plumbing		Future Cost	\$8,000.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

<b>HVAC Unit 2 - Residents Club - 2024</b>		8 Tons	@ \$1,600.00
Asset ID	1118	Asset Actual Cost	\$12,800.00
	Residents Club	Percent Replacement	100%
<del>Mechanical</del> Electrical Plumbing		Future Cost	\$12,800.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

<b>HVAC Unit 3 - Fitness Center - 2024</b>		8 Tons	@ \$1,600.00
Asset ID	1127	Asset Actual Cost	\$12,800.00
	Fitness Center	Percent Replacement	100%
<del>Mechanical</del> Electrical Plumbing		Future Cost	\$12,800.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**HVAC Unit 4 - Fitness Center - 2024**

		8 Tons	@ \$1,600.00
Asset ID	1128	Asset Actual Cost	\$12,800.00
	Fitness Center	Percent Replacement	100%
<del>CM</del> Mechanical Electrical Plumbing		Future Cost	\$12,800.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**HVAC Unit 5 - 2024**

		20 Tons	@ \$1,600.00
Asset ID	1129	Asset Actual Cost	\$32,000.00
	Fitness Center	Percent Replacement	100%
<del>CM</del> Mechanical Electrical Plumbing		Future Cost	\$32,000.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**Fitness Equipment Allowance (Annual) - 2024**

Asset ID	1070	1 Lump Sum	@ \$8,000.00
	Fitness Center	Asset Actual Cost	\$8,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
		Future Cost	\$8,000.00
Placed in Service	June 2017		
Useful Life	1		
Replacement Year	24-25		
Remaining Life	0		

**Folding Partition - Kids Room - 2034**

Asset ID	1097	26 Linear Feet	@ \$270.00
	Kid's Club	Asset Actual Cost	\$7,020.00
Category	Fixtures & Equipment	Percent Replacement	100%
		Future Cost	\$9,902.40
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Furniture Allowance - Fitness Center - 2026**

Asset ID	1067	1 Lump Sum	@ \$5,000.00
	Fitness Center	Asset Actual Cost	\$5,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
		Future Cost	\$5,356.12
Placed in Service	June 2015		
Useful Life	10		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		

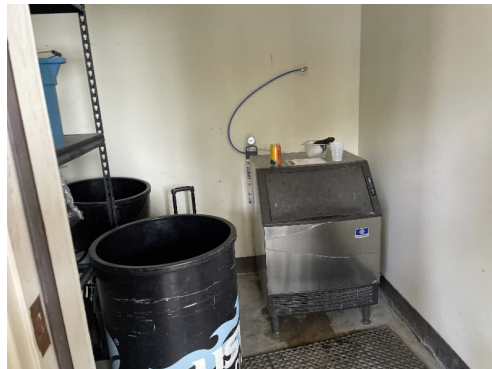
**South Village CDD Recreation Components  
Component Detail**

**Furniture Allowance - Residents Club - 2026**

Asset ID	1064	1 Lump Sum	@ \$5,000.00
	Residents Club	Asset Actual Cost	\$5,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2015	Future Cost	\$5,356.12
Useful Life	10		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		

**Ice Machine - Tennis Shop - 2027**

Asset ID		1 Each	@ \$3,000.00
		Asset Actual Cost	\$3,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2016	Future Cost	\$3,326.15
Useful Life	12		
Replacement Year	27-28		
Remaining Life	3		



**Office Furniture Allowance - 2029**

Asset ID	1061	1 Lump Sum	@ \$1,500.00
	Residents Club	Asset Actual Cost	\$1,500.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$1,781.53
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**South Village CDD Recreation Components  
Component Detail**

**Pool/Patio Furniture Allowance (Annual) - 2024**

Asset ID	1065	1 Lump Sum	@ \$8,000.00
Category	Swiming Pools	Asset Actual Cost	\$8,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2018	Future Cost	\$8,000.00
Useful Life	1		
Replacement Year	24-25		
Remaining Life	0		



**ServAce Court Maintenance Cart - 2028**

Asset ID	1071	1 Each	@ \$10,000.00
Category	Tennis Courts	Asset Actual Cost	\$10,000.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$11,475.23
Useful Life	20		
Adjustment	4		
Replacement Year	28-29		
Remaining Life	4		

**Water Coolers - Tennis - 2024**

Asset ID		1 Lump Sum	@ \$2,100.00
Category		Asset Actual Cost	\$2,100.00
Category	Fixtures & Equipment	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,100.00
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

*Water Coolers - Tennis continued...*



**South Village CDD Recreation Components  
Component Detail**

**Decorative Light Poles - Entry Drive - 2034**

		9	@ \$4,200.00
Asset ID	1131	Asset Actual Cost	\$37,800.00
	Misc. Site Components	Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$53,320.63
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**Exterior Light Fixture Allowance - Lake House - 2039**

		1 Lump Sum	@ \$2,000.00
Asset ID		Asset Actual Cost	\$2,000.00
		Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$3,350.70
Placed in Service	June 2005		
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		



**South Village CDD Recreation Components  
Component Detail**

**Exterior Light Fixture Allowance - Fitness Center - 2039**

Asset ID		1 Lump Sum	@ \$10,000.00
		Asset Actual Cost	\$10,000.00
		Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$16,753.49
Placed in Service	June 2005		
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		

**Exterior Light Fixture Allowance - Residence Club - 2039**

Asset ID		1 Lump Sum	@ \$10,000.00
		Asset Actual Cost	\$10,000.00
		Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$16,753.49
Placed in Service	June 2005		
Useful Life	35		
Replacement Year	39-40		
Remaining Life	15		

**Light Bollards - Miniture Golf - 2029**

Asset ID	1138	6 Each	@ \$400.00
		Asset Actual Cost	\$2,400.00
	Miniture Golf	Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$2,850.45
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		

**Light Poles - Parking Lot - 2034**

Asset ID	1134	19 Each	@ \$3,400.00
		Asset Actual Cost	\$64,600.00
	Misc. Site Components	Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$91,124.68
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

*Light Poles - Parking Lot continued...*



**Light Poles - Swimming Pool - 2034**

		15 Each	@ \$3,400.00
Asset ID	1137	Asset Actual Cost	\$51,000.00
	Swiming Pools	Percent Replacement	100%
Category	Exterior Lighting	Future Cost	\$71,940.54
Placed in Service	June 2005		
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

**Air Curtain - 2024**

		1 Each	@ \$1,600.00
Asset ID	1174	Asset Actual Cost	\$1,600.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$1,600.00
Placed in Service	June 2005		
Useful Life	18		
Replacement Year	24-25		
Remaining Life	0		

1

**Back Bar - 2024**

		1 Each	@ \$7,400.00
Asset ID	1159	Asset Actual Cost	\$7,400.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$7,400.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**Cabinets - Kitchen Storage - 2024**

		2 Each	@ \$2,000.00
Asset ID	1164	Asset Actual Cost	\$4,000.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$4,000.00
Placed in Service	June 2005		
Useful Life	20		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**Charbroiler - 2024**

		1 Each	@ \$4,800.00
Asset ID	1166	Asset Actual Cost	\$4,800.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$4,800.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**Deep Fryer - 2024**

		2 Each	@ \$1,600.00
Asset ID	1168	Asset Actual Cost	\$3,200.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$3,200.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Freezer - 2024**

		1 Each	@ \$2,400.00
Asset ID	1169	Asset Actual Cost	\$2,400.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$2,400.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**Freezer -3 Door - 2024**

		1 Each	@ \$6,000.00
Asset ID	1171	Asset Actual Cost	\$6,000.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$6,000.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**Frozen Beverage Machine - 2024**

		1 Each	@ \$7,400.00
Asset ID	1160	Asset Actual Cost	\$7,400.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$7,400.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**Griddle - 2024**

		1 Each	@ \$2,000.00
Asset ID	1167	Asset Actual Cost	\$2,000.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$2,000.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

*Griddle continued...*



**Ice Cream Machine - 2033**

		1 Each	@ \$2,000.00
Asset ID	1173	Asset Actual Cost	\$2,000.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$2,725.79
Placed in Service	November 2021		
Useful Life	12		
Replacement Year	33-34		
Remaining Life	9		

**Ice Machine - 2024**

		1 Each	@ \$9,700.00
Asset ID	1172	Asset Actual Cost	\$9,700.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$9,700.00
Placed in Service	June 2005		
Useful Life	10		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

*Ice Machine continued...*



**Ice Tea Brewer - 2024**

		1 Each	@ \$1,000.00
Asset ID	1161	Asset Actual Cost	\$1,000.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$1,000.00
Placed in Service	June 2005		
Useful Life	8		
Adjustment	5		
Replacement Year	24-25		
Remaining Life	0		

**Microwave/Convection Oven - 2024**

		1 Each	@ \$11,000.00
Asset ID	1165	Asset Actual Cost	\$11,000.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$11,000.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**Refrigerated Merchandise Case - 2024**

		1 Each	@ \$4,200.00
Asset ID	1163	Asset Actual Cost	\$4,200.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$4,200.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		

**Refrigerator - 2024**

		1 Each	@ \$2,200.00
Asset ID	1170	Asset Actual Cost	\$2,200.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$2,200.00
Placed in Service	June 2005		
Useful Life	12		
Replacement Year	24-25		
Remaining Life	0		

**Sandwich Unit - 2033**

		1 Each	@ \$3,000.00
Asset ID	1173	Asset Actual Cost	\$3,000.00
	Kitchen	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$4,088.69
Placed in Service	November 2021		
Useful Life	12		
Replacement Year	33-34		
Remaining Life	9		

**Soda Fountain Machine - 2024**

		1 Each	@ \$1,200.00
Asset ID	1162	Asset Actual Cost	\$1,200.00
	Snack Bar	Percent Replacement	100%
Category	Kitchen Equipment	Future Cost	\$1,200.00
Placed in Service	June 2005		
Useful Life	10		
Replacement Year	24-25		
Remaining Life	0		

**South Village CDD Recreation Components  
Component Detail**

**Miniture Golf Carpet - 2028**

Asset ID	1178	1,100 Square Feet	@ \$7.80
Category	Miniture Golf	Asset Actual Cost	\$8,580.00
Placed in Service	June 2017	Percent Replacement	100%
Useful Life	12	Future Cost	\$9,845.75
Replacement Year	28-29		
Remaining Life	4		



**Miniture Golf Fountain Pump 3 HP - 2030**

Asset ID	1180	1 Each	@ \$2,000.00
Category	Miniture Golf	Asset Actual Cost	\$2,000.00
Placed in Service	November 2022	Percent Replacement	100%
Useful Life	8	Future Cost	\$2,458.51
Replacement Year	30-31		
Remaining Life	6		

**Tree House Allowance - 2026**

Asset ID	1176	1 Lump Sum	@ \$3,000.00
Category	Kid's Club	Asset Actual Cost	\$3,000.00
Placed in Service	June 2005	Percent Replacement	100%
Useful Life	20	Future Cost	\$3,213.67
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**South Village CDD Recreation Components  
Component Detail**

*Tree House Allowance continued...*



**South Village CDD Recreation Components  
Component Detail**

**Gazebo - 2044**

		1 Lump Sum	@ \$6,000.00
Asset ID	1053	Asset Actual Cost	\$6,000.00
	Kid's Club	Percent Replacement	100%
Category	Playground - Kids Club	Future Cost	\$11,938.73
Placed in Service	June 2020		
Useful Life	25		
Replacement Year	44-45		
Remaining Life	20		



**Playground Equipment Allowance - Kid's Club - 2034**

		1 Lump Sum	@ \$130,000.00
Asset ID	1179	Asset Actual Cost	\$130,000.00
	Kid's Club	Percent Replacement	100%
Category	Playground - Kids Club	Future Cost	\$183,377.84
Placed in Service	June 2020		
Useful Life	15		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

**Play Equipment Allowance - 2026**

Asset ID		1 Lump Sum	@ \$75,000.00
		Asset Actual Cost	\$75,000.00
		Percent Replacement	100%
Category	Playground - Autumn Pines	Future Cost	\$80,341.87
Placed in Service	June 2005		
Useful Life	20		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**Shade Bench - 2026**

Asset ID		2 Each	@ \$3,800.00
		Asset Actual Cost	\$7,600.00
		Percent Replacement	100%
Category	Playground - Autumn Pines	Future Cost	\$8,141.31
Placed in Service	June 2005		
Useful Life	20		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**South Village CDD Recreation Components  
Component Detail**

**Shade Fabric - 2026**

Asset ID		1 Each	@ \$4,000.00
		Asset Actual Cost	\$4,000.00
		Percent Replacement	100%
Category	Playground - Autumn Pines	Future Cost	\$4,284.90
Placed in Service	June 2015		
Useful Life	10		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**Shade Structure Replacement - 2026**

Asset ID		1 Each	@ \$20,000.00
		Asset Actual Cost	\$20,000.00
		Percent Replacement	100%
Category	Playground - Autumn Pines	Future Cost	\$21,424.50
Placed in Service	June 2005		
Useful Life	20		
Adjustment	2		
Replacement Year	26-27		
Remaining Life	2		



**South Village CDD Recreation Components  
Component Detail**

**Playground Equipment Allowance - 2027**

			1 Lump Sum @ \$50,000.00
Asset ID	1179	Asset Actual Cost	\$50,000.00
	Kid's Club	Percent Replacement	100%
Category	Playground - Club Lake Drive	Future Cost	\$55,435.89
Placed in Service	June 2013		
Useful Life	15		
Replacement Year	27-28		
Remaining Life	3		

**South Village CDD Recreation Components  
Component Detail**

**Picknic Tables/Benches - 2024**

Asset ID	1027	1 Lump Sum	@ \$2,000.00
	Playground	Asset Actual Cost	\$2,000.00
Category	Playground - Eagle Crossing	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$2,000.00
Useful Life	10		
Replacement Year	24-25		
Remaining Life	0		



**Play Equipment - 2024**

Asset ID	1027	1 Lump Sum	@ \$30,000.00
	Playground	Asset Actual Cost	\$30,000.00
Category	Playground - Eagle Crossing	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$30,000.00
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Wood Trellis - 2026**

		180 Square Feet	@ \$14.00
Asset ID	1027	Asset Actual Cost	\$2,520.00
	Playground	Percent Replacement	100%
Category	Playground - Eagle Crossing	Future Cost	\$2,699.49
Placed in Service	June 2005		
Useful Life	25		
Adjustment	-3		
Replacement Year	26-27		
Remaining Life	2		



**South Village CDD Recreation Components  
Component Detail**

**Play Equipment - 2024**

		1 Lump Sum	@ \$25,000.00
Asset ID		Asset Actual Cost	\$25,000.00
		Percent Replacement	100%
<b>Playground - Eagle Landing Pkw</b>		Future Cost	\$25,000.00
Placed in Service	June 2005		
Useful Life	15		
Replacement Year	24-25		
Remaining Life	0		





**South Village CDD Recreation Components  
Component Detail**

**Asphalt Resurfacing - Park Lot - 2047**

Asset ID		754 Square Yards	@ \$18.00
		Asset Actual Cost	\$13,572.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$29,941.38
Placed in Service	June 2023		
Useful Life	25		
Replacement Year	47-48		
Remaining Life	23		

**Asphalt Shingles Restroom Bld. - 2042**

Asset ID		10 Squares	@ \$480.00
		Asset Actual Cost	\$4,800.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$8,915.95
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**Painting - Restroom Bld - 2030**

Asset ID		1 Lump Sum	@ \$3,000.00
		Asset Actual Cost	\$3,000.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$3,687.77
Placed in Service	June 2023		
Useful Life	8		
Replacement Year	30-31		
Remaining Life	6		

**South Village CDD Recreation Components  
Component Detail**

*Painting - Restroom Bld continued...*



**Picnic Tables/Trash Cans - 2037**

Asset ID		4 Each	@ \$1,100.00
Asset Actual Cost			\$4,400.00
Percent Replacement			100%
Future Cost			\$6,881.41
Category	Playground - Tynes Blvd.		
Placed in Service	June 2023		
Useful Life	15		
Replacement Year	37-38		
Remaining Life	13		



**Plastic Mulch Border - 2042**

Asset ID		228 Linear Feet	@ \$21.00
Asset Actual Cost			\$4,788.00
Percent Replacement			100%
Future Cost			\$8,893.66
Category	Playground - Tynes Blvd.		
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		

**South Village CDD Recreation Components  
Component Detail**

*Plastic Mulch Border continued...*



**Play Equipment Allowance - 2037**

Asset ID		1 Lump Sum	@ \$75,000.00
		Asset Actual Cost	\$75,000.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$117,296.70
Placed in Service	June 2023		
Useful Life	15		
Replacement Year	37-38		
Remaining Life	13		



**Restroom Refurbishment - 2037**

Asset ID		1 Lump Sum	@ \$4,000.00
		Asset Actual Cost	\$4,000.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$6,255.82
Placed in Service	June 2023		
Useful Life	15		
Replacement Year	37-38		
Remaining Life	13		

**South Village CDD Recreation Components  
Component Detail**

*Restroom Refurbishment continued...*



**Shade Bench - 2042**

Asset ID		1 Each	@ \$3,200.00
Category	Playground - Tynes Blvd.	Asset Actual Cost	\$3,200.00
Placed in Service	June 2023	Percent Replacement	100%
Useful Life	20	Future Cost	\$5,943.96
Replacement Year	42-43		
Remaining Life	18		



**Shade Fabric - 2042**

Asset ID		1 Each	@ \$3,000.00
Category	Playground - Tynes Blvd.	Asset Actual Cost	\$3,000.00
Placed in Service	June 2023	Percent Replacement	100%
Useful Life	20	Future Cost	\$5,572.47
Replacement Year	42-43		
Remaining Life	18		

**South Village CDD Recreation Components  
Component Detail**

*Shade Fabric continued...*



**Shade Structure/Fabric - 2042**

Asset ID		1 Each	@ \$15,000.00
		Asset Actual Cost	\$15,000.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$27,862.34
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**Soccer Goals - 2047**

Asset ID		2 Each	@ \$2,400.00
		Asset Actual Cost	\$4,800.00
		Percent Replacement	100%
Category	Playground - Tynes Blvd.	Future Cost	\$10,589.35
Placed in Service	June 2023		
Useful Life	25		
Replacement Year	47-48		
Remaining Life	23		

**South Village CDD Recreation Components  
Component Detail**

*Soccer Goals continued...*



**South Village CDD Recreation Components  
Component Detail**

**Metal Table/Trash Can - 2042**

Asset ID		3 Each	@ \$2,400.00
		Asset Actual Cost	\$7,200.00
		Percent Replacement	100%
Category	Pocket Parks	Future Cost	\$13,373.92
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**Shade Fabric - 2032**

Asset ID		3 Each	@ \$1,200.00
		Asset Actual Cost	\$3,600.00
		Percent Replacement	100%
Category	Pocket Parks	Future Cost	\$4,740.51
Placed in Service	June 2023		
Useful Life	10		
Replacement Year	32-33		
Remaining Life	8		



**South Village CDD Recreation Components  
Component Detail**

**Shade Structure/Fabric - 2042**

		3 Each	@ \$6,800.00
Asset ID		Asset Actual Cost	\$20,400.00
		Percent Replacement	100%
Category	Pocket Parks	Future Cost	\$37,892.78
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		





**South Village CDD Recreation Components  
Component Detail**

**Chain Link Fence VC - 2047**

Asset ID		890 Linear Feet	@ \$28.00
		Asset Actual Cost	\$24,920.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$54,976.37
Placed in Service	June 2023		
Useful Life	25		
Replacement Year	47-48		
Remaining Life	23		



**Park Bench - 2042**

Asset ID		Asset Actual Cost	\$1,200.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$2,228.99
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**South Village CDD Recreation Components  
Component Detail**

**Pedestal Drink Fountain/Pet Fountain - 2047**

Asset ID		1 Each	@ \$4,200.00
		Asset Actual Cost	\$4,200.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$9,265.68
Placed in Service	June 2023		
Useful Life	25		
Replacement Year	47-48		
Remaining Life	23		



**Picnic Table/Trash Can - 2042**

Asset ID		1 Each	@ \$2,000.00
		Asset Actual Cost	\$2,000.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$3,714.98
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**South Village CDD Recreation Components  
Component Detail**

**Shade Bench - 2042**

Asset ID		2 Each	@ \$3,000.00
		Asset Actual Cost	\$6,000.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$11,144.93
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**Shade Fabric - 2032**

Asset ID		1 Each	@ \$1,500.00
		Asset Actual Cost	\$1,500.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$1,975.21
Placed in Service	June 2023		
Useful Life	10		
Replacement Year	32-33		
Remaining Life	8		



**South Village CDD Recreation Components  
Component Detail**

**Shade Structure/Fabric - 2042**

Asset ID		1 Each	@ \$10,000.00
		Asset Actual Cost	\$10,000.00
		Percent Replacement	100%
Category	Dog Park	Future Cost	\$18,574.89
Placed in Service	June 2023		
Useful Life	20		
Replacement Year	42-43		
Remaining Life	18		



**South Village CDD Recreation Components  
Component Detail**

**Concret Paver Allowance - 2044**

		24,500 Square Feet	@ \$8.00
Asset ID	1013	Asset Actual Cost	\$196,000.00
	Swiming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$389,998.62
Placed in Service	June 2005		
Useful Life	35		
Adjustment	5		
Replacement Year	44-45		
Remaining Life	20		



**Diving Boards - 2037**

		2 Each	@ \$2,600.00
Asset ID	1019	Asset Actual Cost	\$5,200.00
	Swiming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$8,132.57
Placed in Service	June 2023		
Useful Life	15		
Replacement Year	37-38		
Remaining Life	13		



**South Village CDD Recreation Components  
Component Detail**

**Diving Stand - High Dive - 2029**

		1 Each	@ \$22,000.00
Asset ID	1008	Asset Actual Cost	\$22,000.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$26,129.10
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**Diving Stand - Low Dive - 2029**

		1 Each	@ \$17,000.00
Asset ID	1009	Asset Actual Cost	\$17,000.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$20,190.67
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**South Village CDD Recreation Components  
Component Detail**

**Lane Dividers - 2024**

		5 Each	@ \$460.00
Asset ID	1006	Asset Actual Cost	\$2,300.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$2,300.00
Placed in Service	June 2005		
Useful Life	20		
Replacement Year	24-25		
Remaining Life	0		



**Pool Heater 1 - 2024**

		1 Each	@ \$6,800.00
Asset ID		Asset Actual Cost	\$6,800.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$6,800.00
Placed in Service	June 2005		
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Pool Heater 2 - 2024**

Asset ID		1 Each	@ \$6,800.00
		Asset Actual Cost	\$6,800.00
		Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$6,800.00
Placed in Service	June 2005		
Useful Life	8		
Replacement Year	24-25		
Remaining Life	0		



**Pool Lift - Adult Pool - 2025**

Asset ID	1010	1 Each	@ \$6,800.00
		Asset Actual Cost	\$6,800.00
		Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$7,038.00
Placed in Service	June 2005		
Useful Life	15		
Adjustment	6		
Replacement Year	25-26		
Remaining Life	1		





**South Village CDD Recreation Components  
Component Detail**

**Pool Pump & Equip. Allowance (Annual) - 2024**

Asset ID	1005	1 Lump Sum	@ \$5,000.00
Category	Swiming Pools	Asset Actual Cost	\$5,000.00
Placed in Service	June 2005	Percent Replacement	100%
Useful Life	1	Future Cost	\$5,000.00
Replacement Year	24-25		
Remaining Life	0		

**Pool Refurfacing/Tile - Adult Pool - 2028**

Asset ID	1012	2,700 Square Feet	@ \$32.00
Category	Swiming Pools	Asset Actual Cost	\$86,400.00
Placed in Service	June 2017	Percent Replacement	100%
Useful Life	12	Future Cost	\$99,145.99
Replacement Year	28-29		
Remaining Life	4		



**Pool Resurfacing - Family Pool - 2028**

Asset ID	1001	4,360 Square Feet	@ \$32.00
Category	Swiming Pools	Asset Actual Cost	\$139,520.00
Placed in Service	June 2017	Percent Replacement	100%
Useful Life	12	Future Cost	\$160,102.41
Replacement Year	28-29		
Remaining Life	4		

**South Village CDD Recreation Components  
Component Detail**

*Pool Resurfacing - Family Pool continued...*



**Pool Resurfacing/Tile - Baby Pool - 2028**

Asset ID	1015	260 Square Feet	@ \$32.00
Category	Swimming Pools	Asset Actual Cost	\$8,320.00
Placed in Service	March 2017	Percent Replacement	100%
Useful Life	12	Future Cost	\$9,547.39
Replacement Year	28-29		
Remaining Life	4		

**Pool Resurfacing/Tile - Competition Pool - 2028**

Asset ID	1007	6,400 Square Feet	@ \$32.00
Category	Swimming Pools	Asset Actual Cost	\$204,800.00
Placed in Service	June 2017	Percent Replacement	100%
Useful Life	12	Future Cost	\$235,012.71
Replacement Year	28-29		
Remaining Life	4		

**South Village CDD Recreation Components  
Component Detail**

*Pool Resurfacing/Tile - Competition Pool continued...*



**Pool Slide - Wading Pool - 2024**

Asset ID	1016	1 Lump Sum	@ \$1,800.00
Category	Swiming Pools	Asset Actual Cost	\$1,800.00
Placed in Service	Swimming Pools	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$1,800.00
Adjustment	15		
Replacement Year	4		
Remaining Life	24-25		
	0		



**South Village CDD Recreation Components  
Component Detail**

**Pool Slide Refurbish Allowance - 2024**

Asset ID	1002	1 Lump Sum	@ \$20,000.00
Category	Swiming Pools	Asset Actual Cost	\$20,000.00
Placed in Service	Swimming Pools	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$20,000.00
Replacement Year	10		
Remaining Life	24-25		
	0		



**Shade Fabric - 2024**

Asset ID	1011	6 Each	@ \$3,800.00
Category	Swiming Pools	Asset Actual Cost	\$22,800.00
Placed in Service	Swimming Pools	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$22,800.00
Replacement Year	10		
Remaining Life	24-25		
	0		



**South Village CDD Recreation Components  
Component Detail**

**Shade Structure Replace - 2029**

		6 Each	@ \$15,000.00
Asset ID	1011	Asset Actual Cost	\$90,000.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$106,891.77
Placed in Service	June 2005		
Useful Life	25		
Replacement Year	29-30		
Remaining Life	5		



**Slide Tower Steel Refurbish Allowance - 2024**

		1 Lump Sum	@ \$20,000.00
Asset ID	1003	Asset Actual Cost	\$20,000.00
	Swimming Pools	Percent Replacement	100%
Category	Swimming Pools	Future Cost	\$20,000.00
Placed in Service	June 2005		
Useful Life	10		
Replacement Year	24-25		
Remaining Life	0		



**South Village CDD Recreation Components  
Component Detail**

**Solar Pool Cover - Adult Pool - 2031**

Asset ID	1020	1,600 Square Feet	@ \$2.40
Category	Swiming Pools	Asset Actual Cost	\$3,840.00
Placed in Service	Swimming Pools	Percent Replacement	100%
Useful Life	June 2017	Future Cost	\$4,885.55
Replacement Year	15		
Remaining Life	31-32		
	7		



**Starting Platforms - 2029**

Asset ID	1018	6 Each	@ \$3,200.00
Category	Swiming Pools	Asset Actual Cost	\$19,200.00
Placed in Service	Swimming Pools	Percent Replacement	100%
Useful Life	June 2005	Future Cost	\$22,803.58
Replacement Year	25		
Remaining Life	29-30		
	5		



**South Village CDD Recreation Components  
Component Detail**

**Fencing - Hard Courts - 2047**

Asset ID	1187	492 Linear Feet	@ \$31.00
Category	Tennis Courts	Asset Actual Cost	\$15,252.00
	Tennis/Pickleball Courts	Percent Replacement	100%
Placed in Service	June 2018	Future Cost	\$33,647.66
Useful Life	30		
Replacement Year	47-48		
Remaining Life	23		



**Fencing - Soft Courts - 2034**

Asset ID	1182	2,460 Linear Feet	@ \$31.00
Category	Tennis Courts	Asset Actual Cost	\$76,260.00
	Tennis/Pickleball Courts	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$107,572.26
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

**Har-Tru Tennis Court Refurbishment - 2034**

Asset ID	1021	10 Court	@ \$32,000.00
	Tennis Courts	Asset Actual Cost	\$320,000.00
Category	Tennis/Pickleball Courts	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$451,391.60
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		

**Light Poles - Hard Courts - 2047**

Asset ID	1139	12 Each	@ \$3,800.00
	Tennis Courts	Asset Actual Cost	\$45,600.00
Category	Tennis/Pickleball Courts	Percent Replacement	100%
Placed in Service	June 2018	Future Cost	\$100,598.82
Useful Life	30		
Replacement Year	47-48		
Remaining Life	23		



**Light Poles - Soft Courts - 2034**

Asset ID	1136	60 Each	@ \$3,800.00
	Tennis Courts	Asset Actual Cost	\$228,000.00
Category	Tennis/Pickleball Courts	Percent Replacement	100%
Placed in Service	June 2005	Future Cost	\$321,616.52
Useful Life	30		
Replacement Year	34-35		
Remaining Life	10		



**South Village CDD Recreation Components  
Component Detail**

*Light Poles - Soft Courts continued...*



**Shade Fabric - Courts - 2033**

		6 Each	@ \$1,200.00
Asset ID	1024	Asset Actual Cost	\$7,200.00
	Tennis Courts	Percent Replacement	100%
Category	Tennis/Pickleball Courts	Future Cost	\$9,812.86
Placed in Service	June 2024		
Useful Life	10		
Replacement Year	33-34		
Remaining Life	9		



**Shade Structure Replace - Courts - 2053**

		6 Each	@ \$3,700.00
Asset ID	1024	Asset Actual Cost	\$22,200.00
	Tennis Courts	Percent Replacement	100%
Category	Tennis/Pickleball Courts	Future Cost	\$60,203.69
Placed in Service	June 2024		
Useful Life	30		
Replacement Year	53-54		
Remaining Life	29		

## South Village CDD Recreation Components Component Detail

*Shade Structure Replace - Courts continued...*



### Tennis/PB Court Replacement - 2047

		2 Courts	@ \$65,000.00
Asset ID	1023	Asset Actual Cost	\$130,000.00
	Tennis Courts	Percent Replacement	100%
Category	Tennis/Pickleball Courts	Future Cost	\$286,794.88
Placed in Service	June 2018		
Useful Life	30		
Replacement Year	47-48		
Remaining Life	23		



**South Village CDD Recreation Components  
Component Detail**

**Tennis/PB Court Resurfacing (color coat) - 2030**

			1 Lump Sum @ \$45,000.00
Asset ID	1023	Asset Actual Cost	\$45,000.00
	Tennis Courts	Percent Replacement	100%
Category	Tennis/Pickleball Courts	Future Cost	\$55,316.49
Placed in Service	December 2023		
Useful Life	7		
Replacement Year	30-31		
Remaining Life	6		



**South Village CDD Recreation Components  
Component Detail**

**Awning Fabric - Kid's Club**

Asset ID	1101	Asset Actual Cost	
Category	Kid's Club	Percent Replacement	100%
Placed in Service	Operating Expense	Future Cost	
No Useful Life	June 2005		



**Brick Walk Repair**

Asset ID	1035	Asset Actual Cost	
Category	Misc. Site Components	Percent Replacement	100%
Placed in Service	Operating Expense	Future Cost	
No Useful Life	June 2005		

**Ceiling Fans**

Asset ID	1123	Asset Actual Cost	
Category	Fitness Center	Percent Replacement	100%
Placed in Service	Operating Expense	Future Cost	
No Useful Life	June 2005		

**South Village CDD Recreation Components  
Component Detail**

**Concrete Sidewalk Repair**

Asset ID	1036	Asset Actual Cost	
	Misc. Site Components	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Cupola Repair - Tiki Bar**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			



**Entry Feature Fountain Pumps**

Asset ID	1046	Asset Actual Cost	
	Misc. Site Components	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**Fountain Filtration - Residents Club**

Asset ID	1033	Asset Actual Cost	
	Misc. Site Components	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			



**Interior Painting**

Asset ID	1036	Asset Actual Cost	
	Misc. Site Components	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Painting - Dumpster Enclosure**

Asset ID	1111	Asset Actual Cost	
	Misc. Site Components	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**Reception Desk Refurbishment**

Asset ID	1092	Asset Actual Cost	
	Residents Club	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2016		
No Useful Life			



**Roof Water Tank Refurbish**

Asset ID	1098	Asset Actual Cost	
	Residents Club	Percent Replacement	100%
Category	Operating Expense	Future Cost	
Placed in Service	June 2005		
No Useful Life			



**South Village CDD Recreation Components  
Component Detail**

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**Screened Porch Rescreening**

Asset ID	1095	Asset Actual Cost	
Category	Residents Club	Percent Replacement	100%
Placed in Service	Operating Expense	Future Cost	
No Useful Life	June 2005		



**Water Heater - Fitness Center**

Asset ID	1121	Asset Actual Cost	
Category	Fitness Center	Percent Replacement	100%
Placed in Service	Operating Expense	Future Cost	
No Useful Life	June 2005		



**South Village CDD Recreation Components  
Component Detail**

**Basketball Court Divider Curtain**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			



**Basketball Fold Backboards**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			



**South Village CDD Recreation Components  
Component Detail**

**Billard Table**

Asset ID	1063	Asset Actual Cost	
	Residents Club	Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Brick Walks**

Asset ID	1063	Asset Actual Cost	
	Residents Club	Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Building Foundations/Frames**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Building Siding/Trim**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category	Long Life Components	Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**Electrical/Communication Cables & Devices**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Folding Security Shutter - Tennis Pro Shop**

Asset ID	1107	Asset Actual Cost	
	Fitness Center	Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**HVAC Ductwork**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Handicap Lift - Fitness Center**

Asset ID	1105	Asset Actual Cost	
	Fitness Center	Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

*Handicap Lift - Fitness Center continued...*




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**Kitchen Fire Protection System**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
		Future Cost	
Category Long Life Components			
Placed in Service	June 2005		
No Useful Life			

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**Pool Shell**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
		Future Cost	
Category Long Life Components			
Placed in Service	June 2005		
No Useful Life			

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**Sidewalks**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
		Future Cost	
Category Long Life Components			
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**Utility Lines To Buildings**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Water/Sewer/Vent Piping**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Wiring for Light Poles**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Category Long Life Components		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**CDD Golf Components**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Cluster Mainboxes**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			



**Electrical Lines to Transformers**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**South Village CDD Recreation Components  
Component Detail**

**Street/Traffic Signs**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Water/Electric Meters**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			

**Water/Sewer Connection to Utility**

Asset ID		Asset Actual Cost	
		Percent Replacement	100%
Components Maintained by Others		Future Cost	
Placed in Service	June 2005		
No Useful Life			

# Report Navigation

- **Executive Summary** provides information about projected year end reserve balance, current annual contribution, interest, and inflation rates:
  - Level of Service is the type of reserve study
  - Funding Method is either Component Funding or Pooled Cash
  - Component Funding Contribution is a year one only amount
  - Current Funding Plan currently used by the Association
  - Recommended Funding Plan maintains adequate funding
- **Funding Model Projections** include both your current plan and our recommended plan. The information included in each column is described below:
  - Year begins with your study year generally for a 30-year term
  - Current cost is the current replacement of all components
  - Annual contribution is the amount placed in reserves each year
  - Annual interest earned on your funds
  - Annual expenditures are the projected component replacement cost by year
  - Projected ending balance is the year end reserve fund balance
  - Fully funded reserves are the fully funded balance for that year. Fully Funded formula is Fully Funded Balance= Component cost x Age/Useful Life
  - Percent Funded is a measure of fund strength
- **Current Funding Projection** is your current funding plan and how it performs
- **Recommended Funding Model** Projection is the plan we recommend
- **Cash Flow** is a 30-year statement that provides both income and expense information to quickly find when expenditures occur and the resulting financial status of your reserves
- **Annual Expenditure Detail** provides a year to year list of your projected expenditures This is a good section to review each year when preparing your budgets
- **Condition Assessment (if included)** is a brief description of major component condition
- **Component Inventory** contains a list of your components, remaining useful life and quantities we determined from our site visit and other means of measurement
- **Component Detail Index** allows quick access to the detail we have included for each component separated into categories
- **Component Detail** provides a listing of each component, quantities or allowances and photographs of major ones
- **Methodology - Terms of Service – Company Profile** are our Disclosure sections with information about our assumptions, methods of work and our credentials



## METHODOLOGY

Reserve Analysis is a process that identifies capital expenses the District can expect and creates a plan to fund them. This is accomplished by a site visit to visually evaluate components to measure quantities and determine their remaining life. Component Selection Process is based on the Community Associations Institute (CAI) standards for reserve studies and selection of components.

Component must be a commonly owned, have a limited and predictable life, replacement cost must be above a minimum threshold cost. Useful life and replacement cost are obtained from site inspection by experienced inspectors and our database of information, historical information, local Vendors and comparison of similar component cost found at other properties.

The funding plan we develop includes; adequate cash balances, even contributions so all owners pay their fair share over time and moderate contributions with acceptable increases. Percent Funded is defined by industry standards as 70-100% strong, 30-70% fair or adequate and below 30% weak or inadequate. Baseline Funding maintains funds above zero resulting is a high risk of special assessments or deferred maintenance and should be avoided. Threshold Funding maintains reserves above a “Threshold” level providing adequate funding with moderate risk; using this method requires regular analysis updates.

## CREDENTIALS

*Community Advisors, LLC* provides capital reserve planning, property inspection, and construction oversight for a broad base of clients including High-rise Condominiums, Homeowner Associations, Churches, Private Schools, Time Shares, Active Adult, Municipal Utility Plants, Marinas, Historic Buildings & Museums and commercial investment properties.

*Personal Service* attention to detail, quick response and valued client relationships.

*Range of Experience* includes a broad selection of building types, ages and uses from protected historic structures to new communities ready for developer turnover. As commercial general contractors we have experience building many of the types of structure we now provide reserve analysis for, so we understand potential problem areas. As commercial inspectors we have experienced a variety of structural and cosmetic conditions offering solutions for repair. Areas of expertise include MEP systems, energy management, life safety systems, building envelope and roof components, marine structures, street and other site improvements.

*Detailed Site Evaluation is Conducted* to make sure we know your property and include all your assets in our analysis. With our years of experience with community development and commercial construction projects we understand both horizontal and vertical construction and utilize realistic replacement cost and useful life projections in our analysis. *Financial Plan Meets CAI & APRA Standards* with information obtained during the site visit we build a custom-made financial plan to ensure adequate funding for future component replacement which equates to maintaining community value.

*Reserve Analyst Credentials:* Mr. Charles Sheppard is the owner of Community Advisors responsible for field inspection oversight and day to day operations. Mr. Sheppard hold a BS degree from VA Tech and has conducted building evaluations for over 30 years. He is a licensed Florida General Contractor, Home Inspector and earned the professional designations of Certified Construction Inspector (CCI), Professional Reserve Analyst (PRA) and Reserve Specialist (RS).

## TERMS OF SERVICE

We have completed an analysis of your capital components that serves as a budgeting tool. This reserve study reflects the information provided by this client and is not for the purposes of performing an audit or estimating construction projects. Our site visit includes visual observation of components that are accessible and safe for our inspectors to evaluate. Roof evaluation is limited to ground observation for sloped roofs and roof top inspection for flat roofs if safe and stable access is available that meets our safety standards.

We are not responsible for any hidden defects or determining the condition of hidden or underground components or systems. Observing environmental conditions, hazardous materials or determine compliance with building codes or other regulations is not included in our scope of work. Our site visit is not a safety inspection and we are not responsible for any hazards that exist. Destructive testing is not conducted. It has been assumed, unless otherwise noted in this report, that all assets have been designed and constructed properly and that each estimated useful life will approximate that of the norm per industry standards and/or manufacturer's specifications.

Projections of component remaining useful life assumes this client will perform necessary preventative maintenance and repair per industry standards. This reserve analysis study and the parameters under which it has been completed are based upon information provided to us in part by the Client and its contractors, assorted vendors, specialist and independent contractors. Reserve fund balances and contribution amounts for use in our analysis is furnished by the client and deemed accurate. Useful life projections are determined by historical records, component condition and our opinion based on evaluating similar components on other projects. These life projections are changed by weather conditions, use, maintenance procedures and other factors out of our control therefore regular updates to this analysis are needed to maintain funding accuracy. Replacement cost is determined by our experience with similar projects, local vendor pricing and client historical records and should not be considered suitable for budgeting repair or replacement projects. Local contractor proposals must be obtained for this work. No liability is assumed as the result of changing market prices or inaccurate estimates or projections of remaining useful life of components.

Component replacement cost and interest rates constantly change. In order to maintain accuracy of your funding plan updates to this analysis should be conducted annually with a site visit every 2-3 years unless conditions warrant annual visits. Community Advisors, LLC shall not be required to participate in any legal action taken by or against our clients for any reason and shall also not be required to give testimony in depositions or in court. In all cases the liability of Community Advisors, LLC and its Principals, Employees, contractors and Vendors shall be limited to the consulting fee agreed upon for the production of this report. Client financial information is considered confidential and is not disclosed to third parties without your approval. We do use your name for our list of valued clients and when submitting proposals for new projects that request references or recent projects. That request may include size of property, number of units or major components. We also use photos from time to time of components as an example for educational and marketing efforts. Community Advisors and the analyst who prepared this study do not have any relationship that can be considered a conflict of interest. From time to time our Clients ask that we manage repair or replacement of components due to our experience in construction management. We do so with the understanding that full disclosure for both parties is completed.

## DEFINITIONS

**Adjustment to Useful Life:** Typical useful life projections are used for each component. The adjustment is used to modify that life projection for earlier or later replacement. It only applies to the current replacement cycle.

**Cash Flow Method:** A method of determining reserve contributions that are “pooled” to fund replacement cost as needed without restricting funds to any one component.

**Component Method:** A funding method that fully funds each reserve component then sums those for the annual contribution.

**Current Funding Plan:** The funding plan currently used at the time of this analysis with updated component inventory and financial assumptions. This allows you to see how the current contribution level funds future component replacement.

**Effective Age:** Difference of useful and remaining useful life.

**Fully Funded Balance:** Represents the cost of used component life represented by the formula.

$$\text{FFB} = (\text{Current Cost} \times \text{Effective Age}) / \text{Useful Life}$$

**Interest Contribution:** The interest that should be earned on invested reserves.

**Percent Funded:** Ratio of reserve balance to fully funded balance.

**Remaining Life:** Number of years a component is projected to continue to function.

**Threshold Funding:** This plan maintains fund balance above a predetermined threshold dollar or percent funded amount.

**Useful Life:** The estimated useful life of an asset based upon industry standards, manufacturer specification, visual inspection, location, usage, association standards and prior history.