Rosebrook Water Company, Inc.
2011 Capital Improvement Plan (CIP)
March 31, 2011

Description	2011 Low Est.	2011 High Est.	Notes
Power to water tank	$ 7,500	$ 10,000	"lesser deficiency" in San Survey
Replace water tank cover/repairs to tank.			must be completed by 9/1/11.
Design/Engineering	$ 42,000	$ 42,000	
Roof Construction/Tank Repairs	$ 40,000	$ 40,000	
Install pressure reducer in water main	$ 50,000	$ 65,000	"lesser deficiency" in San Survey
Generator for water pumps	$ 27,000	$ 27,000	"lesser deficiency" in San Survey
Valve Exerciser	$ 5,000	$ 7,000	
Replace broken valves(2-3/year) located while exercising them	$ 4,000	$ 6,000	Horizons did valve study
Backup submersible pump for pump house	$ 10,000	$ 12,000	
Soda ash pumps (2)	$ 2,000		spare
Chlorine pumps (2)	$ 500		spare
Mud hen	$ 3,000		
Subtotal	$ 191,000	$ 209,000	
5% Contigency	$ 9,550	$ 10,450	
Total Requested from CIAC	$ 200,550	$ 219,450	
Current Balance of CIAC Fund	$ 212,350	$ 212,350	
Escrow remaining (needed)	11,800	(7,100)	

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Power to Water Tank: The 2010 Sanitary Survey identified this as a "lesser deficiency." The Company has already purchased 1,000 feet of wire for $2,500. The Company has a quote from Laviolette Controls for converting the tank to AC power for $1,960. The Company recently received a quote for the trench work for $10,000. Currently, the Company estimates that the total costs will be $7,500 - $10,000.

Replace Water Tank Cover / Repairs to Tank: As currently envisioned, the existing roof would be removed. The new roof would consist of a HDPE liner by stepped XPS insulation and a geogrid and geotextile to create a slightly "doomed" surface with positive drainage to the perimeter. The new liner would be sealed to the perimeter wall of the reservoir. Other recommendation included tree and brush removal around the tank and site regrading, installation of a chain link fence around the tank, crack patching, access hatch repairs (and replacement if found to be needed), vent pipe replacement, and miscellaneous work that may be found needed after the tank is drained. Installation of a tank isolation valve and telemetry improvements will also be included in the project. Currently, the Company estimates that the total costs will be $82,000.

Install Pressure Reducer in Water Main: The 2010 Sanitary Survey identified this as a "lesser deficiency." The water system pressure is continually 180 to 200 psi with occasional higher spikes. This high pressure often causes water hammer, blown water heaters and burst water meters. It also weakens the mains. Eventually, this will cause numerous breaks and leaks throughout the water system. The Company has a quote for approximately $65,000, however, the quote does not include the related engineering. Currently, the Company estimates that the total costs will be $50,000 - $65,000.

Generator for Water Pumps: The 2010 Sanitary Survey identified this as a "lesser deficiency." A generator will allow the pumps to continue to run during power outages. It estimates that the total costs will be $27,000.

Valve Exerciser: In 1995 Horizons Engineering conducted a valve study, which identified 82 gate valves ranging from 2" to 16" and 32 6" hydrant valves. There are now at least 100 gate valves and 62 hydrants. These all need to be exercised regularly. In the USA Bluebook, the cost for a hand held exerciser is $6,299. A 4' to 9' valve key would also be needed for $500. The Company estimates that the total costs will be $5,000 - $7,000.

Valve Replacements: The Horizons Engineering valve study indicated that the Company had 18 broken valves in 1995 ranging in size from 4' to 16." The Company has a quote for various size valve replacements up to 8' depth. The Company estimates that the total costs will be $4,000 - $6,000.

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Backup Submersible Pump and Backup Vertical Turbine: The Company's pump house has 2 wells. Each well has a different pump. It is imperative to have a backup pump of each kind in case of failure. The Company has a quote for each pump. The Company estimates that the total costs will be $10,000 - $12,000.

Soda Ash Pumps and Chlorine Pumps: The Company now uses a soda ash pump for chlorine too. The Company needs one spare pump and motor at $2,000 - $2,500.

3 or 4" Mud Hen: This is a heavy duty pump that the Company would use to pump out groundwater when the Company is replacing valves, hydrants, etc. The Company estimates that the total costs will be $3,000.