

Reserve Component List.9.30.2025

	A	B	C	D	E	F	G	H
1	Component	Original Date	Useful Life	Years Left	EstCost	Comments/Past repairs		
2	Pumps							
3	Small System Pump	2006			\$2,400	Replaced 2006 \$1,300 for pump		
4	Filing 7 Pump	2017			\$2,000			
5	Large System Pump (New) 10HP	2020			\$6,958	New Pump 2020 \$4,256/Cost Update 2023		
6	7.5 HP Backup Pump for LS 10HP	2020			\$4,307	In storage		
7	Canal pump	2023			\$1,500	Replaced 2020 \$1,054/Replaced 2023		
8	Backup Canal Pump	2020			\$1,500	Refurnished broken pump/in storage		
9	Large System Isolation Valves	2017			\$750			
10	Check valve to prevent backflow					Possible need in future		
11	Irrigation Infrastructure (Lines)							
12	Filing 1 & 3 Irrigation Infrastructure	1990/1993	Indefinite	20-30 years		Main Lines F1 \$959-2022, F1 \$2100-2023, F1 2024 No invoice as of Oct 1		
13	Small System Canal Pipe	1990				Cleanout \$2,000 - 2023		
14	Filing 4 Courtyard Irrigation Infrastructure	1995	Indefinite	20-30 years		Main, Valves, Feeders, Emitters, Nozzles		
15	Filing 4 Custom/Pond Infrastructure	1995	Indefinite	20-30 years		Main Line. 2024-\$785		
16	Filing 4 Berm Irr Infrastructure	1995	Indefinite	20-30 years		Main, Valves, Feeders, Emitters		
17	Filing 5 Irrigation Infrastructure-Main Line	1999	Indefinite	20-30 years		Main Line		
18	Berm 6/Seasons Dr Irr Infrastructure	2000	Indefinite	20-30 years		Main, Valves, Feeders, Emitters, Filters		
19	High Tiara Entrance Irrigation Infrastructure	1992	Indefinite	20-30 years		Main Line		
20	Seasons Drive Controller Clock	2019			\$369			
21	High Tiara Controller Clock	2017			\$360			
22	Filing 1/3 Controller Clock							
23	Filing 7 Controller Clock							
24	Seasons Drive Zone Control at Snow Mesa Ln	2021			\$403	2024-\$364 (2069 & 2070 SML affected)		
25	Filing 7 Irrigation Infrastructure (Common)	2016				Main, Valves, Feeders, Emitters, Filters		
26	SB Entrance Common Area Irr Infrastructure	1990				Main, Valves, Feeders, Emitters, Filters		
27	Pond Float Replacement	2024			\$100	every two years replace		
28								
29	Other Irrigation Essential Components							
30	VFD	2025			\$6,706	Replaced 2015/2018/2021/2025		
31	VFD Fan	2025				Included with 2025 VFD		
32	Fountain				\$200	Est cost; no date or price of install		
33	Pond Landscaping after Dredging	2019			\$2,000			
34	Pond Dredging	2010			\$30,000	Partial dredge every 5 years: 2024 \$7,000		
35	Proposed Netafim Filter				10,000	Proposed/more cleaning of spin filters instead		

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72								
73								
74	Erosion Control							
75	Filing 6 Diversion Pond Cleanout & Components							
76	Filing 6 Small Diversion Pond & Cleanout							
77	Filing 6 Storm Drains Cleanout & Repair							
78	Filing 6 Storm Drain Valve Control							
79	Filing 4 Storm Drains Cleanout & Repair							
80	Filing 4 Storm Outlet Area							
81	All other storm drains as designated on Storm Drain Maps							