

10-YEAR SIGNIFICANT CAPITAL PROJECTS PLAN

Showing projects using all funds, grants and TSSA-1 funds

Amenity	Project	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	Changes from 2025
Assoc. Wide	Workforce Housing Implementation Plan	-	84,050	3,015,294	-	-	2,319,387	-	-	-	-	-	- Link to 3 -year implementation plan. Change Name
Assoc. Wide	Mailboxes	75,000	367,929	377,127	-	-	-	-	-	-	-	-	- Spread over a two years construction
Assoc. Wide	New Storage Facility for Association	-	-	-	-	-	-	-	-	234,162	240,016	4,920,325	This is too far out, accelerate if possible
ACAC	Interior Improvements for Functionality	-	52,531	269,223	-	-	-	-	-	-	-	-	- Change name, increase, 2027 at earliest, add planning dollars
ACAC	Snowmaking Phase 2 - XC	-	-	-	-	-	-	237,737	2,436,806	-	-	-	- No change to scheduling
ACAC	North Parking Lot Drainage Improvements	-	539,904	-	-	-	-	-	-	-	-	-	- Increase and move to 2026
ACAC	Pave Access Road to Pumhouse and Add Staff Parking	200,025	-	-	-	-	-	-	-	-	-	-	- 2025 still a go
ACAC	Adventure Zone Development	-	-	-	-	-	-	-	-	-	-	-	- For Discussion with Board
ACAC	Equestrian Refurbishment/Arena Relocate	-	78,797	538,445	-	-	-	-	-	-	-	-	- Accelerate - planning in 2026, const 2027
Campground	Campground Bathhouse	-	-	-	-	81,461	751,481	-	-	-	-	-	- No change to scheduling
Campground	Utility Infrastructure Upgrade/Replacement	-	-	-	-	79,199	811,785	-	-	-	-	-	-
Downhill Ski	Downhill Ski Lodge Replacement	18,589,256	1,536,715	-	-	-	-	-	-	-	-	-	- No change to scheduling
Downhill Ski	Snowmaking Phase 2 - Eagle Rock	-	52,531	1,103,813	-	-	-	-	-	-	-	-	- No change to scheduling
Downhill Ski	Conveyor Replacement	-	414,997	-	-	-	-	-	-	-	-	-	- No change to scheduling
Downhill Ski	lift maintenance building replacement and relocation	-	105,063	1,055,353	-	-	-	-	-	-	-	-	- Accelerated from LLEP
Forestry	New Access Road with Utilities	-	-	-	-	-	-	-	243,681	-	-	-	2,624,173 Added construction for 2025
Forestry	Continued Association owned Land Corrective Maintenance	-	391,883	382,296	423,864	441,249	593,763	685,872	545,844	529,518	587,559	611,432	Significant existing reserve study projects
Golf	Golf Cart Charging/Storage Facility	-	-	-	-	-	579,847	-	6,701,216	-	-	-	- No change to scheduling
Golf	Pedestrian Bridge on 18	220,000	-	-	-	-	-	-	-	-	-	-	- 2025 still a go
Golf	Tee Box Replacement	-	-	-	-	-	-	-	73,104	374,659	384,025	-	Significant existing reserve study Project
Golf	Driving Range Renovation	-	-	-	-	-	-	-	-	124,886	-	-	1,312,087 Align with Snowplay and Parking Projects
Golf	Bunker Replacement	-	-	-	-	-	84,658	427,927	450,809	-	-	-	- Added planning dollars
Golf	Irrigation System-Course Replacement	-	-	-	168,883	855,796	899,105	-	-	-	-	-	- Added Planning dollars
IT	Upgrade Point Of Sale System	-	-	-	-	56,570	521,862	-	-	-	-	-	Significant existing reserve study Project
Marina	Day Camp Building Replacement	-	-	-	-	-	-	-	-	48,556	49,770	918,251	Align with main building renovation
Marina	Main Building	50,000	-	-	-	-	-	-	341,153	349,682	6,400,423	-	- Adjust name, align with daycamp replacement
Northwoods	Bridge Replacements	-	52,531	53,845	496,716	-	-	-	-	-	-	-	- Coordinated with Tennis project
Northwoods	Campus Master Plan - Clubhouse Building	50,000	262,656	538,445	551,906	848,556	579,847	9,653,983	9,895,332	10,142,716	-	-	- Update projected spend in next couple years
Northwoods	Campus Master Plan - Ancillary Facilities	-	52,531	53,845	-	-	-	159,965	163,964	168,063	5,120,338	-	- Added initial planning \$\$ to coincide with Building
Northwoods	Northwoods Parking Addition	-	-	-	-	56,570	57,985	1,188,686	-	-	-	-	- Pulled out of master plan
Snowplay	Snowplay Building with restroom and storage	-	-	-	-	-	-	-	-	-	128,008	1,640,108	Align with Parking Lot Expansion and Driving Range projects
Tennis	Pickleball Court Enhancements	100,000	525,313	-	-	-	-	-	-	-	-	-	- No change to scheduling
Tennis	Tennis Court Enhancements	50,000	210,125	430,756	-	-	-	-	-	-	-	-	- Re-evaluate based on pickle ball project direction
Tennis	Tennis Building Replacement	-	302,580	310,145	3,337,930	-	-	-	-	-	-	-	- Increased budget
Tennis	Dedicated Tennis Parking	-	52,531	53,845	1,103,813	-	-	-	-	-	-	-	- Added as part of Tennis Building Replacement Project
The Lodge	Lodge Generator and Bar Shed	-	819,488	-	-	-	-	-	-	-	-	-	- No change to scheduling
Trails & Open Space	Implement trail/trailhead projects in the TMP	100,000	105,063	107,689	110,381	113,141	115,969	118,869	121,840	124,886	128,008	131,209	Link to trail implementation plan
Trails & Open Space	Class-1 Trail from Trout Creek Trailhead Through Tahoe Dor	40,000	210,125	269,223	7,174,784	-	-	-	-	-	-	-	- Matched Town Updated TSSA-1 plan. Added Const \$\$,
Trails & Open Space	Glacier Way Interpretive Loop	-	210,125	-	-	-	-	-	-	-	-	-	Significant project Pulled fromTIP
Trout Creek	Parking Lot Expansion and Entrance Reconfiguration	-	-	-	-	-	-	-	-	-	256,017	2,624,173	Align with Snowplay and Driving range projects
Trout Creek	Storage Building	30,000	241,644	-	-	-	-	-	-	-	-	-	- May defer
Trout Creek	Rec Pool Pavers and Hydronics	-	-	53,845	524,311	-	-	-	-	-	-	-	Significant existing reserve study Project
Trout Creek	Backyard Recreation Area Revamp	-	-	-	-	-	-	-	-	-	128,008	-	- Change name to match 20 year
Annual Project Total		\$ 19,504,281	\$ 6,669,111	\$ 8,613,187	\$ 13,892,589	\$ 2,532,543	\$ 7,315,688	\$ 12,473,038	\$ 20,973,750	\$ 12,097,127	\$ 13,422,173	\$ 14,781,758	
Replacement Reserve CIP Total		7,742,250	1,871,089	1,120,200	1,003,000	807,399	1,481,295	4,098,150	1,370,000	-	1,000,000	129,600	
Replacement Reserve General Asset Expenditure		8,613,546	6,167,224	5,935,087	6,430,862	9,079,225	6,675,812	4,333,686	3,605,563	7,833,965	5,688,270	(129,600)	To be updated during budget process
Total Capital Annual Spend		28,117,826	12,836,336	14,548,274	20,323,451	11,611,768	13,991,500	16,806,724	24,579,313	19,931,092	19,110,443	14,652,168	
Other outside funding (TTSA1 & Grant - Watershed Council)		1,552,000	200,000	250,000	6,500,000	-	-	-	-	-	-	-	- Added Class 1 Trail construction dollars
Replacement Reserve spend		16,355,796	8,038,313	7,055,287	7,433,862	9,886,624	8,157,107	8,431,836	4,975,563	7,833,965	6,688,270	-	To be updated during budget process

KEY

Large Cornerstone Projects

Planning

Construction