

Planned Locks Repair Cost over time (Full Rehab)

Item	Base Cost 2018 \$	2020	2021	2022	2023	2024	Total
1 Repairs and Upgrades Needed							
A. Control seepage and repair erosion damage	\$2,338,000						
B. Seismic upgrade	\$2,397,250						
C. Replace gudgeon anchors	\$1,068,000						
D. Replace pedestrian draw bridge	\$528,000						
E. Repair/Replace various walkways	\$761,000						
F. Repair/Replace valves	\$929,250						
G. Install Fire Protection System	\$760,000						
H. Inspect, document, repair electrical system, incl. generator	\$278,500						
I. Install New Hydraulic Power Units	\$616,000						
J. Replace/Refurbish Control System	\$1,209,000						
K. Replace Lighting System	\$782,000						
L. Miscellaneous	\$816,000						
Initial Repair Subtotal	\$12,483,000		\$6,241,500	\$6,241,500			\$12,483,000
Escalation @ 5% per year			\$624,150	\$936,225.00			\$1,560,375
INITIAL REPAIR GRAND TOTAL			\$6,865,650	\$7,177,725			\$14,043,375
2 Every 5-year Major Repair and Replace of critical components, including hydraulic hoses, dredging, miter gate adjustment and 50% of gate seals	\$544,000					\$544,000	\$544,000
3 Sinking Fund for future Capital to remove and repair gates on a 50-year schedule and repair flood damage on 30-year cycle (@ \$75,000 per year)	\$1,925,000	\$75,000	\$75,000	\$75,000	\$75,000	\$75,000	\$375,000
Periodic Repair Subtotal		\$75,000	\$75,000	\$75,000	\$75,000	\$619,000	\$919,000
Escalation @ 5% per year		\$3,750	\$7,500	\$11,250	\$15,000	\$154,750	\$192,250
PERIODIC REPAIR GRAND TOTAL		\$78,750	\$82,500	\$86,250	\$90,000	\$773,750	\$1,111,250

Note: Costs are for the capital improvements needed to return the Locks to an operating condition and maintain them in good working order into the future. Any costs to support development of a public park, groundside public access and costs associated with related development are not included.