Exhibit One - CY 2020 Operating Budget Summary

	Inflator	Actual (1) 2019	Budget 2020	2021	2022	2023	2024	2025	2026	2027	2028	Notes and Comments
Member Dues	**0%**	**162,500**	**186,000**	**186,000**	**186,000**	**186,000**	**186,000**	**186,000**	**186,000**	**186,000**	**186,000**	Dues increased $100/PP 1/1/2020
Fuel (net)	**0%**	**92,148**	**50,247**	**50,247**	**50,247**	**50,247**	**50,247**	**50,247**	**50,247**	**50,247**	**50,247**	Drop to 2016-2018 avergae
Slip rental	**0%**	**43,875**	**50,625**	**50,625**	**50,625**	**50,625**	**50,625**	**50,625**	**50,625**	**50,625**	**50,625**	Slip fees increased $10/FT 1/1/2020
App. Fees	0%	9,200	8,450	8,450	8,450	8,450	8,450	8,450	8,450	8,450	8,450	2019 was very strong - use earlier average
Launch service	0%	5,705	6,275	6,275	6,275	6,275	6,275	6,275	6,275	6,275	6,275	Average of 2018. 2019
Mooring rental (net)	0%	7,910	7,140	7,140	7,140	7,140	7,140	7,140	7,140	7,140	7,140	Average of 2018. 2019
Locker rent	0%	3,750	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	5,000	Increased from $30 to $40.
Functions (net)	0%	6,397	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	4,664	Average of 2018. 2019
Club Rental	0%	3,200	2,850	2,850	2,850	2,850	2,850	2,850	2,850	2,850	2,850	Average of 2018. 2019
Dinghy fees	0%	1,500	2,300	2,300	2,300	2,300	2,300	2,300	2,300	2,300	2,300	Average of 2018. 2019
Other	0%	-	-	-	-	-	-	-	-	-	-	
Merchandise sales	0%	618	-	-	-	-	-	-	-	-	-	Assume break even
Total Incoming Cash		**336,803**	**323,551**	**323,551**	**323,551**	**323,551**	**323,551**	**323,551**	**323,551**	**323,551**	**323,551**	

	Inflator	Actual 2019	Budget 2020	2021	2022	2023	2024	2025	2026	2027	2028	
Payroll (incl. tax) *	**2%**	**122,573**	**111,796**	**114,032**	**116,313**	**118,639**	**121,012**	**123,432**	**125,900**	**128,418**	**130,987**	CY 2018 inflated. Fuel sales down.
R & M (1)	**2%**	**25,452**	**25,500**	**26,010**	**26,530**	**27,061**	**27,602**	**28,154**	**28,717**	**29,291**	**29,877**	Historically reasonable
Insurance	**5%**	**30,109**	**31,614**	**33,195**	**34,855**	**36,598**	**38,428**	**40,349**	**42,366**	**44,485**	**46,709**	Inflate at 5% annually.
Other	**2%**	**20,418**	**21,612**	**22,044**	**22,485**	**22,935**	**23,394**	**23,862**	**24,339**	**24,826**	**25,322**	
Property taxes	**2%**	**18,816**	**22,579**	**23,031**	**23,491**	**23,961**	**24,440**	**24,929**	**25,428**	**25,936**	**26,455**	Anticipated rise (sewer plant)
Utilities	**2%**	**11,296**	**11,522**	**11,752**	**11,987**	**12,227**	**12,472**	**12,721**	**12,976**	**13,235**	**13,500**	
Interest on Loan	n/a	-	-	-	-	-	-	-	-	-	-	
Misc. Small Items	2%	1,376	3,724	3,798	3,874	3,952	4,031	4,111	4,193	4,277	4,363	
Workman's Comp.	2%	2,662	3,116	3,178	3,242	3,307	3,373	3,440	3,509	3,579	3,651	Average 2018. 2019
Accounting	2%	4,737	2,917	2,976	3,035	3,096	3,158	3,221	3,285	3,351	3,418	
Bar expenses	2%	3,123	2,664	2,717	2,772	2,827	2,884	2,941	3,000	3,060	3,121	Average of 2018. 2019
Stipend - Treasurer	0%	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	
Stipend - Secretary	0%	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	
Security	2%	841	1,439	1,468	1,497	1,527	1,557	1,589	1,620	1,653	1,686	
Total Cash Expenses		**244,403**	**241,484**	**247,202**	**253,082**	**259,129**	**265,349**	**271,749**	**278,335**	**285,112**	**292,089**	
Cash from Operations		**92,400**	**82,067**	**76,349**	**70,469**	**64,422**	**58,202**	**51,802**	**45,216**	**38,439**	**31,462**	
	Oct/Nov LowCash		313,000	111,567	167,917	220,386	280,808	261,010	240,812	236,028	269,467	
	Cash from Operations		82,067	76,349	70,469	64,422	58,202	51,802	45,216	38,439	31,462	
	From Line of Credit		-	-	-			-				
	(Capital Investment)		(283,500)	(20,000)	(18,000)	(4,000)	(78,000)	(72,000)	(50,000)	(5,000)	(58,000)	
New Oct/Nov Low Cash		**313,000**	**111,567**	**167,917**	**220,386**	**280,808**	**261,010**	**240,812**	**236,028**	**269,467**	**242,929**	

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(1) "Actuals" based on Treasurer's Report of January 9, 2020