

EXHIBIT 18-K

**MONTEREY BAY SHORES**  
Ecoresort, Wellness Spa and Residences  
12/22/2008

**WATER CONSUMPTION  
MPWMD USE FACTORS  
CONSERVATIVE WITH RECYCLE/GREYWATER SYSTEMS FAILURE**

PROJECT COMPONENT	NUMBER (UNITS, ROOMS OR SEATS)	WATER USE FACTORS (MPWMD)	PER UNIT	OCCUPANCY/USE ASSUMPTION	ACRE FEET	ANNUAL DEMAND (ACRE-FEET/YR)
<i>Non-Residential:</i>						
Hotel <sup>1</sup>	161	0.100000	AF/room	100%	16.10	
Bar/Restaurant	80/120	0.020000	AF/seat	100%	2.40	
Pool	4000	0.020000	AF/100sf sa	100%	0.80	
Laundry <sup>2</sup>						
Beauty Salon	4	0.056700	AF/station	100%	0.23	
Spa(Jacuzzi/Hot tubs)	10	0.050000	AF/spa	100%	0.50	
Group I <sup>3</sup>	27,500	0.000070	AF/SF	100%	1.93	
Meeting Hall Facilities	10,000	0.000530	AS/SF	100%	5.30	
<i>Residential:</i>						
Visitor Serving Residential <sup>4</sup>	88					
Owner Occupied	22	0.129000	AF/unit	100%	2.84	
In Rental Pool (66 units)	132	0.100000	AF/unit	100%	13.20	
Residential Condominiums						
Two-Bedroom	61	0.191000	AF/unit	100%	11.65	
Three Bedroom	31	0.221000	AF/unit	100%	6.85	
<b>WATER CONSUMPTION AT RESORT OCCUPANCY LEVELS SHOWN</b>						<b>61.79</b>
Irrigation Consumption <sup>5</sup>						1.20
<b>TOTAL RESORT ANNUAL WATER CONSUMPTION AT OCCUPANCY LEVEL SHOWN</b>						<b>62.99</b>
<b>IRRIGATION USE OF POTABLE WATER: IF FAILURE OF RECYCLE/GRAY WATER SYSTEMS</b>						<b>8.09</b>
<b>TOTAL WATER CONSUMPTION IN CASE OF FAILURE OF RECYCLE/GREYWATER SYSTEMS</b>						<b>71.08</b>

<sup>1</sup> Sand City LCP specifies use of 80% occupancy level, not 100%

<sup>2</sup> Laundry water will be recycled water, but we are incorporating potable use in these calculations under Group

<sup>3</sup> Group I space includes: public restrooms(1400), lobby(1200), Laundry(1500), retail(2500), offices(2500), housekeeping area(1400), wellness center (non-spa)(14000), gym(3000): Total 27,500sf

<sup>4</sup> Visitor Serving Residential Condos are calculated here as 2 hotel rooms in the rental period. Owners may use the condos 90 days in a year but no more than 29 consecutive days. Balance of year (9 months), condos are in a rental pool under hotel management.

<sup>5</sup> No potable water will be used for annual irrigation demand. A 1.2AF safety factor is shown.

12.46 AF will be used to establish plants after grading and prior to completion of construction

Annual irrigation after construction is as shown above at 8.09 ac-ft/year-non-potable water