Treasurers Report

January 1, 2017 to December 31, 2017
December 31, 2017

Account Balances	Checking	$ 1,451.48
	Savings	15,794.73
	Total	$ 17,246.21

The allocation of these funds are as follows:

Operating & Maintenance (O&M) Expenses and O&M Funds		
Lake Access & Fence Maintenance Fund		$ 13,000.00
Park & Entrance Maintenance Fund		1,000.00
Contingency		2,046.21
Operating Fund		1,000.00
Estimated Remaining 2017 Expenses		-
	Sub-Total	$ 17,046.21
Development Funds		
Tree Fund		$ 200.00
	Sub-Total	$ 200.00
Total Funds		$ 17,246.21
Total remaining collections		$ 440.00 includes past due for previous years
Total liens		-
	Total remaining collections and liens	$ 440.00

Operating and Maintenance funds cannot be used for betterment projects such as playground equipment, etc. The Operation and Maintenance funds can only be used for operation expenses, improvements and additions of existing structures, repairs, and maintenance of common properties. Any new betterment project that will increase maintenance costs and/or liabilities requires membership approval.

Receipts & Expenses

A total of $6570.74 was collected. This was a result of receiving 64 of 65 of the 4256.41 assessments, 0 past due assessment, 9 late fees, donations of $0, 2 canoe storage leases, $0 in 2018 assesment prepayments, $0 in Lien Fees, dividends of $10.74, and the Woodlands lake access fee of $900.

A total of $4331.33 was or is projected to be spent in 2017.

We have a total of $440 in unpaid late fees and assesments.

The following three pages contain the details of the receipts and expenses for 2017. In addition, the budget recommendations are presented. The following pages are:

2018 Assessment

The notice for the 2018 assessments will be sent in mid-January. The 2018 assessments will be due by March 1, 2018.

The proposed 2018 assessment is as follows:

O&M Assessment	$ 75.00
Fund Assessment	10.00
	$ 85.00

Web Site

The business registration is paid through 11-11-2019
The domain name is paid through 11-11-2017
The web site is paid through 11-10-2019

January 1, 2017 to December 31, 2017

Expense Budget Review & Recommendations

	2017 Budget	YTD Actual	Estimated Additional Expenses to Year End	2017 Projected Estimate	Estimated Variance	2018 Proposed	2018 Est. Lease Fees	Adjusted 2018 Proposed	Adjusted 2018 Proposed vs 2017 Estimate	Adjusted 2018 Proposed vs 2017 Budget	Per Lot Assessment Increase (Decrease)	Total Per Lot Assessment	Total Per Lot Assessment %
Operating Fees	$ 300.00	$ 272.03	$ -	$ 272.03	27.97	$ 300.00	$ -	$ 300.00	$ 27.97	$ -	$ -	$ 4.62	6.16%
Legal	100.00	408.00	-	408.00	(308.00)	300.00	-	300.00	(108.00)	200.00	3.08	4.62	6.16%
Taxes	170.00	10.00	-	10.00	160.00	170.00	-	170.00	160.00	-	-	2.62	3.49%
Insurance	1,000.00	1,243.00	-	1,243.00	(243.00)	1,250.00	-	1,250.00	7.00	250.00	3.85	19.23	25.63%
Lake Access Maintenance	425.00	192.13	-	192.13	232.87	345.00	-	345.00	152.87	(80.00)	(1.23)	5.31	7.08%
Park Maintenance	2,100.00	2,206.17	-	2,206.17	(106.17)	2,200.00	-	2,200.00	(6.17)	100.00	1.54	33.85	45.12%
Entrance Maintenance	50.00	-	-	-	50.00	50.00	-	50.00	50.00	-	-	0.77	1.03%
Web Site	110.00	-	-	-	110.00	110.00	-	110.00	110.00	-	-	1.69	2.25%
Park Trees	-	-	-	-	-	-	-	-	-	-	-	-	0.00%
Fence & Misc Maintenance	150.00	-	-	-	150.00	50.00	-	50.00	50.00	(100.00)	(1.54)	0.77	1.03%
Lost Due Check	-	-	-	-	-	-	-	-	-	-	-	-	0.00%
Picnic and Gatherings	370.00	-	-	-	370.00	-	-	-	-	(370.00)	(5.69)	-	0.00%
Annual Meeting	100.00	-	-	-	100.00	100.00	-	100.00	100.00	-	-	1.54	2.05%
	$ 4,875.00	$ 4,331.33	$ -	$ 4,331.33	$ 543.67	$ 4,875.00	$ -	$ 4,875.00	$ 543.67	$ -	$ 0.01	$ 75.02	100.00%
	$ 75.00	2017 Base Assessment						$ 75.00	2018 O&M Expense Assessment				

Receipt & Expense Summary

Account	Amount
Taxes	$ (10.00)
Dues	5,660.00
Lease	-
Park Maintenance	(2,206.17)
Legal	(408.00)
Operating Fees	(272.03)
Dividends	10.74
Lake Access Maintenance	(192.13)
Transfer	-
Insurance	(1,243.00)
Entrance Maintenance	-
Web Site	-
Park Trees	-
Fence & Misc Maintenance	-
Donation	-
Picnic	-
Lost Due Check	-
Annual Meeting	-
Lake Access	900.00
Total	2,239.41
	2,239.41 Balanced
	-

Activity	Amount
Dividends	10.74
Legal	(408.00)
Mowing	(1,920.00)
PO Box	(58.00)
Postage & Supplies	(214.03)
Transfer	-
(blank)	-
Insurance	(1,243.00)
Web Site	-
Material & Supplies	(192.13)
Property Taxes	-
Dues Collected	5,660.00
Corp. WI Tax	(10.00)
Weed Treatment	-
Lease	-
Boardwalk	-
Fertilizer/Weed Treatment	(286.17)
Lost Due Check	-
Picnic	-
Donation	-
Annual Meeting	-
Woodlands Fee	900.00
Total	$ 2,239.41

2017 Dues	Quantity	Dues		
Total Paid in 2017	64	$ 5,440.00	85.00	5525
Prior Year Delinquent Pmt	0	-	85.00	
Late Fees	9	180.00	20.00	
Lien Fees	0	-	-	
Return Check Fee	0	-	-	
Woodlands Lake Access	1	900.00	900.00	
2017 Misc				
Canoe Storage	2	$ 40.00	20	
Dividends		10.74		
2018 Prepay		-		
Donation		-		
Total		$ 6,570.74		
		Balanced		
		6,570.74		
		-		

Unpaid Assessments and Late Fees

Lot 8 - Walters	20	Unpaid 2017 late fee
Lot 61- Gorniak	420	In forecloser. No payments 2014, 2015, 2016, 2017 - total includes late fees
	-	
Total	$ 440	

January 1, 2017 to December 31, 2017

Summary of Receipts & Expenses

Net YTD Receipts	$ 2,239.41	Balanced	$ 2,239.41		
Net Receipts (Projected)	$ 2,239.41	Balanced		$	(0.00)
Total Receipts	$ 6,570.74				
Total YTD Expenses	$ (4,331.33)				
Est Remaining Expenses	-				
Projected 2017 Expenses	$ (4,331.33)				

Dividends	$	10.74
Lease		-
Dues		5,660.00
Donations		-
Lake Access		900.00
Other		-
Total Receipts	$	6,570.74
Operating Fees	$	(272.03)
Legal		(408.00)
Taxes		(10.00)
Insurance		(1,243.00)
Lake Access Maintenance		(192.13)
Park Maintenance		(2,206.17)
Entrance Maintenance		-
Web Site		-
Park Trees		-
Fence & Misc Maintenance		-
Lost Due Check		-
Picnic and Gatherings		-
Annual Meeting		-
Total Expenses	$	(4,331.33)
Net YTD Receipts	$	2,239.41

$ 2,239.41 2,239.41
$ -

Allocation of Cash Assets & Assessments

	Balance	Desired Long-Term Balance	Recommended Fund Assessment	
Lake Access & Fence Maintenance Fund	$ 13,000.00	24,000.00	$ 10.00	Woodlands access fee applied to "Lake Acc
Park & Entrance Maintenance Fund	1,000.00	1,000.00	-	
Contingency	2,046.21	2,000.00	-	
Operating Fund	1,000.00	1,000.00	-	
Tree Fund	200.00	200.00	-	
Estimated Remaining 2017 Expenses	-	-	-	
Total (before est. remaining expenses)	$ 17,246.21	$ 28,200.00	$ 10.00	Fund Assessment
Total Less Estimated Expenses	$ 17,246.21	$ 28,200.00	75.00	O&M Assessment
			$ 85.00	Total Assessment

January 1, 2017 to December 31, 2017

Summary of Transactions

	Checking	Savings	Total
Balance 12-31-2016	$ 12,214.99	$ 2,791.81	$ 15,006.80

Date Cleared	Checking	Savings	Amount	Account	Amount	Activity	Check Number
6-Jan	(10.00)	-	$ (10.00)	Taxes	$ (10.00)	Corp. WI Tax	693
6-Jan	(58.00)	-	$ (58.00)	Operating Fees	$ (58.00)	PO Box	694
20-Jan	900.00	-	$ 900.00	Lake Access	$ 900.00	Woodlands Fee	
20-Jan	1,445.00	-	$ 1,445.00	Dues	$ 1,445.00	Dues Collected	
23-Jan	425.00	-	$ 425.00	Dues	$ 425.00	Dues Collected	
30-Jan	425.00	-	$ 425.00	Dues	$ 425.00	Dues Collected	
17-Feb	975.00	-	$ 975.00	Dues	$ 975.00	Dues Collected	
24-Feb	255.00	-	$ 255.00	Dues	$ 255.00	Dues Collected	
13-Mar	1,020.00	-	$ 1,020.00	Dues	$ 1,020.00	Dues Collected	
20-Mar	275.00	-	$ 275.00	Dues	$ 275.00	Dues Collected	
27-Mar	315.00	-	$ 315.00	Dues	$ 315.00	Dues Collected	
5-Apr	105.00	-	$ 105.00	Dues	$ 105.00	Dues Collected	
7-Apr	105.00	-	$ 105.00	Dues	$ 105.00	Dues Collected	
19-Apr	105.00	-	$ 105.00	Dues	$ 105.00	Dues Collected	
20-Apr	(99.40)	-	$ (99.40)	Operating Fees	$ (99.40)	Postage & Supplies	695
19-Apr	(320.00)	-	$ (320.00)	Park Maintenance	$ (320.00)	Mowing	696
26-Apr	105.00	-	$ 105.00	Dues	$ 105.00	Dues Collected	
28-Apr	105.00	-	$ 105.00	Dues	$ 105.00	Dues Collected	
31-Mar	1.91	-	$ 1.91	Dividends	$ 1.91	Dividends	
31-Mar	-	0.69	$ 0.69	Dividends	$ 0.69	Dividends	
25-May	(408.00)	-	$ (408.00)	Legal	$ (408.00)	Legal	697
26-May	(1,600.00)	-	$ (1,600.00)	Park Maintenance	$ (1,600.00)	Mowing	698
26-May	(60.25)	-	$ (60.25)	Lake Access Maintenance	$ (60.25)	Material & Supplies	699
2-Jun	(286.17)	-	$ (286.17)	Park Maintenance	$ (286.17)	Fertilizer/Weed Treatment	700
26-Jun	(131.88)	-	$ (131.88)	Lake Access Maintenance	$ (131.88)	Material & Supplies	726
22-Jun	(8.44)	-	$ (8.44)	Operating Fees	$ (8.44)	Postage & Supplies	728
4-Aug	(4.95)	-	$ (4.95)	Operating Fees	$ (4.95)	Postage & Supplies	729
7-Aug	(101.24)	-	$ (101.24)	Operating Fees	$ (101.24)	Postage & Supplies	727
12-Sep	(1,243.00)	-	$ (1,243.00)	Insurance	$ (1,243.00)	Insurance	730
30-Jun	-	0.70	$ 0.70	Dividends	$ 0.70	Dividends	
30-Jun	2.18	-	$ 2.18	Dividends	$ 2.18	Dividends	
29-Dec	(13,000.00)	13,000.00	$ -		$ -		
30-Sep	-	0.71	$ 0.71	Dividends	$ 0.71	Dividends	
30-Sep	1.96	-	$ 1.96	Dividends	$ 1.96	Dividends	
31-Dec	-	0.82	$ 0.82	Dividends	$ 0.82	Dividends	
31-Dec	1.77	-	$ 1.77	Dividends	$ 1.77	Dividends	
			$ -		$ -		
			$ -		$ -		
			$ -		$ -		
			$ -		$ -		
			$ -		$ -		
			$ -		$ -		

	Checking	Savings
Balance	$ 1,451.48	$ 15,794.73
Total		$ 17,246.21