

Treasurers Report

January 1, 2018 to December 31, 2018
December 31, 2018

Account Balances	Checking	\$ 3,662.67
	Savings	<u>15,822.46</u>
	Total	\$ 19,485.13

The allocation of these funds are as follows:

Operating & Maintenance (O&M) Expenses and O&M Funds

Lake Access & Fence Maintenance Fund	\$15,270.00	Balance Goal	\$ 24,000
Park & Entrance Maintenance Fund	1,000.00		
Contingency	2,015.13		
Operating Fund	1,000.00		
Estimated Remaining 2018 Expenses	<u>-</u>		
Sub-Total	\$ 19,285.13		

Development Funds

Tree Fund	<u>\$ 200.00</u>
Sub-Total	\$ 200.00

Total Funds \$ 19,485.13

Total remaining collections	\$ 525.00	includes past due for previous years
Total liens	<u>-</u>	
Total remaining collections and liens	\$ 525.00	

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 \$6510.24 was collected. This was a result of receiving 64 of 65 of the 2018 assessments, 0 past due assessment, 7 late fees, donations of \$0, 0 canoe storage leases, \$0 in 2019 assesment prepayments, \$0 in Lien Fees, dividends of \$30.24, and the Woodlands lake access fee of \$900.

A total of \$4271.32 was or is projected to be spent in 2018.

We have a total of \$525 in unpaid late fees and assesments.

The following three pages contain the details of the receipts and expenses for 2018. In addition, the budget recommendations are presented. The following pages are:

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2019 Assessment

The notice for the 2019 assessments will be sent in mid-January. The 2019 assessments will be due by March 1, 2019.

The proposed 2019 assessment is as follows:

O&M Assessment	\$ 75.00
Fund Assessment	<u>10.00</u>
	\$ 85.00

Web Site

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

January 1, 2018 to December 31, 2018

Expense Budget Review & Recommendations

	2018 Budget	YTD Actual	Estimated Additional Expenses to Year End	2018 Projected Estimate	Estimated Variance	2019 Proposed	2019 Est. Lease Fees	Adjusted 2019 Proposed	Adjusted 2019 Proposed vs 2018 Estimate	Adjusted 2019 Proposed vs 2018 Budget	Per Lot Assessment Increase (Decrease)	Total Per Lot Assessment	Total Per Lot Assessment %
Operating Fees	\$ 300.00	\$ 85.99	\$ -	\$ 85.99	214.01	\$ 300.00	\$ -	\$ 300.00	\$ 214.01	\$ -	\$ -	\$ 4.62	6.16%
Legal	300.00	269.50	-	269.50	30.50	300.00	-	300.00	30.50	-	-	4.62	6.16%
Taxes	170.00	309.20	-	309.20	(139.20)	170.00	-	170.00	(139.20)	-	-	2.62	3.49%
Insurance	1,250.00	1,221.00	-	1,221.00	29.00	1,250.00	-	1,250.00	29.00	-	-	19.23	25.63%
Lake Access Maintenance	345.00	-	-	-	345.00	345.00	-	345.00	345.00	-	-	5.31	7.08%
Park Maintenance	2,200.00	2,385.63	-	2,385.63	(185.63)	2,200.00	-	2,200.00	(185.63)	-	-	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	50.00	-	-	-	50.00	50.00	-	50.00	50.00	-	-	0.77	1.03%
Lost Due Check	-	-	-	-	-	-	-	-	-	-	-	-	0.00%
Picnic and Gatherings	-	-	-	-	-	-	-	-	-	-	-	-	0.00%
Annual Meeting	100.00	-	-	-	100.00	100.00	-	100.00	100.00	-	-	1.54	2.05%
	\$ 4,875.00	\$ 4,271.32	\$ -	\$ 4,271.32	\$ 603.68	\$ 4,875.00	\$ -	\$ 4,875.00	\$ 603.68	\$ -	\$ -	\$ 75.02	100.00%
	\$ 75.00	2018 Base Assessment						\$ 75.00	2019 O&M Expense Assessment				

Receipt & Expense Summary

Account	Amount	Activity	Amount	2018 Dues	Quantity	Dues	
Taxes	\$ (309.20)	Dividends	30.24	Total Paid in 2018	64	\$ 5,440.00	5525
Dues	5,580.00	Legal	(269.50)	Prior Year Delinquent Pmt	0	-	85.00
Lease	-	Mowing	(1,920.00)	Late Fees	7	140.00	20.00
Park Maintenance	(2,385.63)	PO Box	(62.00)	Lien Fees	0	-	-
Legal	(269.50)	Postage & Supplies	(23.99)	Return Check Fee	0	-	-
Operating Fees	(85.99)	Transfer	-	Woodlands Lake Access	1	900.00	900.00
Dividends	30.24	(blank)	-				
Lake Access Maintenance	-	Insurance	(1,221.00)				
Transfer	-	Web Site	-				
Insurance	(1,221.00)	Material & Supplies	(465.63)				
Entrance Maintenance	-	Property Taxes	(299.20)				
Web Site	-	Dues Collected	5,580.00	2018 Misc			
Park Trees	-	Corp. WI Tax	(10.00)	Canoe Storage	0	\$ -	20
Fence & Misc Maintenance	-	Weed Treatment	-	Dividends		30.24	
Donation	-	Lease	-	2019 Prepay		-	
Picnic	-	Boardwalk	-	Donation		-	
Lost Due Check	-	Fertilizer/Weed Treatment	-				
Annual Meeting	-	Lost Due Check	-				
Lake Access	900.00	Picnic	-				
		Donation	-				
		Annual Meeting	-				
		Woodlands Fee	900.00				
Total	2,238.92	Total	\$ 2,238.92				
	2,238.92	Balanced		Total		\$ 6,510.24	
	-					Balanced	
						6,510.24	
						-	

Unpaid Assessments and Late Fees

Lot 61- Gomiak	525	In forecloser. No payments 2014, 2015, 2016, 2017, 2018 - total includes late fees
Total	\$ 525	

January 1, 2018 to December 31, 2018

Summary of Receipts & Expenses

Net YTD Receipts	\$ 2,238.92	Balanced	\$ 2,238.92	
Net Receipts (Projected)	\$ 2,238.92	Balanced		\$ -
Total Receipts	\$ 6,510.24			
		Dividends	\$ 30.24	
		Lease	-	
		Dues	5,580.00	
		Donations	-	
		Lake Access	900.00	
		Other	-	
		Total Receipts	\$ 6,510.24	
Total YTD Expenses	\$ (4,271.32)	Operating Fees	\$ (85.99)	
Est Remaining Expenses	-	Legal	(269.50)	
Projected 2018 Expenses	\$ (4,271.32)	Taxes	(309.20)	
		Insurance	(1,221.00)	
		Lake Access Maintenance	-	
		Park Maintenance	(2,385.63)	
		Entrance Maintenance	-	
		Web Site	-	
		Park Trees	-	
		Fence & Misc Maintenance	-	
		Lost Due Check	-	
		Picnic and Gatherings	-	
		Annual Meeting	-	
		Total Expenses	\$ (4,271.32)	
	\$ 2,238.92	2,238.92		
	\$ -		Net YTD Receipts	\$ 2,238.92

Allocation of Cash Assets & Assessments

	Balance	Desired Long-Term Balance	Recommended Fund Assessment	
Lake Access & Fence Maintenance Fund	\$ 15,270.00	24,000.00	\$ 10.00	Woodlands access fee applied to "Lake A
Park & Entrance Maintenance Fund	1,000.00	1,000.00	-	
Contingency	2,015.13	2,000.00	-	
Operating Fund	1,000.00	1,000.00	-	
Tree Fund	200.00	200.00	-	
Estimated Remaining 2018 Expenses	-	-	-	
Total (before est. remaining expenses)	\$ 19,485.13	\$ 28,200.00	\$ 10.00	Fund Assessment
Total Less Estimated Expenses	\$ 19,485.13	\$ 28,200.00	75.00	O&M Assessment
			\$ 85.00	Total Assessment

January 1, 2018 to December 31, 2018

Summary of Transactions

	<u>Checking</u>	<u>Savings</u>	<u>Total</u>	<u>Account</u>		<u>Activity</u>	<u>Check Number</u>
Beginning Balance	\$ 1,451.48	\$ 15,794.73	\$ 17,246.21				
Date Cleared							
			Amount	Account	Amount	Activity	
11-Jan	(156.89)	-	\$ (156.89)	Taxes	\$ (156.89)	Property Taxes	731
3-Jan	(62.00)	-	\$ (62.00)	Operating Fees	\$ (62.00)	PO Box	732
20-Feb	(10.00)		\$ (10.00)	Taxes	\$ (10.00)	Corp. WI Tax	733
12-Feb	2,380.00		\$ 2,380.00	Dues	\$ 2,380.00	Dues Collected	deposits a and b
12-Feb	900.00		\$ 900.00	Lake Access	\$ 900.00	Woodlands Fee	na
20-Feb	85.00		\$ 85.00	Dues	\$ 85.00	Dues Collected	deposit c (duplicate payment)
20-Feb	425.00		\$ 425.00	Dues	\$ 425.00	Dues Collected	deposit d
23-Feb	(85.00)		\$ (85.00)	Dues	\$ (85.00)	Dues Collected	734 (refund for duplicate payment)
26-Feb	425.00		\$ 425.00	Dues	\$ 425.00	Dues Collected	deposit e
2-Mar	615.00		\$ 615.00	Dues	\$ 615.00	Dues Collected	deposit f
3-Mar	170.00		\$ 170.00	Dues	\$ 170.00	Dues Collected	deposit g
7-Mar	(20.00)		\$ (20.00)	Dues	\$ (20.00)	Dues Collected	735 (refund for paying late fee before late)
5-Mar	340.00		\$ 340.00	Dues	\$ 340.00	Dues Collected	deposit h
10-Mar	340.00		\$ 340.00	Dues	\$ 340.00	Dues Collected	deposit i
14-Mar	85.00		\$ 85.00	Dues	\$ 85.00	Dues Collected	deposit j
20-Mar	295.00		\$ 295.00	Dues	\$ 295.00	Dues Collected	deposit k
31-Mar	295.00		\$ 295.00	Dues	\$ 295.00	Dues Collected	deposit l
10-Apr	190.00		\$ 190.00	Dues	\$ 190.00	Dues Collected	deposit m
24-Apr	(196.00)		\$ (196.00)	Legal	\$ (196.00)	Legal	736
27-Apr	(320.00)		\$ (320.00)	Park Maintenance	\$ (320.00)	Mowing	737
24-Apr	40.00		\$ 40.00	Dues	\$ 40.00	Dues Collected	deposit n
31-Mar	0.48		\$ 0.48	Dividends	\$ 0.48	Dividends	na
1-Jun	(73.50)		\$ (73.50)	Legal	\$ (73.50)	Legal	739
31-Mar		3.90	\$ 3.90	Dividends	\$ 3.90	Dividends	na
3-Aug	(53.40)		\$ (53.40)	Park Maintenance	\$ (53.40)	Material & Supplies	742
31-Jul	(960.00)		\$ (960.00)	Park Maintenance	\$ (960.00)	Mowing	746
8-Jun	(40.67)		\$ (40.67)	Park Maintenance	\$ (40.67)	Material & Supplies	740
29-Jun	(164.56)		\$ (164.56)	Park Maintenance	\$ (164.56)	Material & Supplies	741
13-Sep	(23.99)		\$ (23.99)	Operating Fees	\$ (23.99)	Postage & Supplies	747
30-Jun		7.88	\$ 7.88	Dividends	\$ 7.88	Dividends	
26-Jul	(207.00)		\$ (207.00)	Park Maintenance	\$ (207.00)	Material & Supplies	744
24-Jul	(367.24)		\$ (367.24)	Transfer	\$ (367.24)	Transfer	743 (reverse transaction)
26-Jul	367.24		\$ 367.24	Transfer	\$ 367.24	Transfer	reverse transaction
30-Jun	0.89		\$ 0.89	Dividends	\$ 0.89	Dividends	
8-Jun	(640.00)		\$ (640.00)	Park Maintenance	\$ (640.00)	Mowing	738
12-Sep	(1,221.00)		\$ (1,221.00)	Insurance	\$ (1,221.00)	Insurance	745
11-Dec	(142.31)		\$ (142.31)	Taxes	\$ (142.31)	Property Taxes	
30-Sep	0.66		\$ 0.66	Dividends	\$ 0.66	Dividends	
30-Sep	-	7.97	\$ 7.97	Dividends	\$ 7.97	Dividends	
31-Dec	0.48		\$ 0.48	Dividends	\$ 0.48	Dividends	
31-Dec	-	7.98	\$ 7.98	Dividends	\$ 7.98	Dividends	
			\$ -		\$ -		
Balance	\$ 3,662.67	\$ 15,822.46					
	Checking	Savings					
	Total	\$ 19,485.13					