

2018 ANNUAL MEETING AND HOMEOWNERS' FORUM
AGENDA

ANNUAL MEETING

- I. Call to Order
- II. Presentation of the Civitas Award
- III. Certification of Meeting Notice and Quorum
- IV. Approval of 2017 Annual Meeting Minutes
- V. President's Comments
- VI. Recognition of Out-Going Board Members
- VII. Board Member Reports
- VIII. Board Candidate Presentations, with Q&A
 - Johann von Astin
 - Chris Colen
 - John Daniels
 - Ed Furbee
 - Trey Mathisen
 - Tom O'Brien
- IX. Voting
- X. I'On At Home Report
- XII Special Recognition
- XII. Adjournment

HOMEOWNERS FORUM

Attendees are invited to offer comments and ask questions on topics of general interest to the community. To permit the maximum number of speakers, residents will be provided two minutes to speak. Board members will provide an answer if information is available, or will respond later if further research is required.

Executive Dashboard 12-31-17.xlsx

Summary Income Statement	Prior Years Actual			Annual Budget	YTD Actual	YTD Budget
	2014	2015	2016	2017	2017	2017
Assessments	\$ 759,570	\$ 760,835	\$ 799,050	\$ 799,050	\$ 799,029	\$ 799,050
Delinquent Dues	(8,394)	(9,032)	(6,000)	(6,000)	-	(6,000)
IDC Revenue	27,350	22,650	21,900	15,000	21,450	15,000
Dock Closure Rev	-	21,700	15,520	16,800	14,700	16,800
Other	20,050	10,498	21,808	8,600	5,582	8,600
Total Revenue	\$ 798,576	\$ 806,651	\$ 852,278	\$ 833,450	\$ 840,761	\$ 833,450
Administrative	\$ 218,943	\$ 232,471	\$ 270,451	\$ 270,802	\$ 261,596	\$ 270,802
Legal	80,209	37,297	27,217	25,000	28,548	25,000
Landscaping & Maintenance	351,455	379,963	341,555	345,408	359,197	345,408
Utilities and Ins	113,764	106,057	97,973	104,874	88,258	104,874
Reserve Contribution	27,500	39,000	39,000	39,000	39,000	39,000
Capital Projects	-	-	46,000	46,000	46,000	46,000
Total Expenses	\$ 791,871	\$ 794,788	\$ 822,196	\$ 831,084	\$ 822,599	\$ 831,084
Net Surplus	\$ 6,705	\$ 11,863	\$ 30,082	\$ 2,366	\$ 15,796	(1)

(1) Over (under) budget YTD

Receivables Delinquent Dues	Dec-14	Dec-15	Dec-16	12/31/2016	12/31/2017
Dollar Amount as of	\$ 35,302	\$ 20,738	\$ 6,035	\$ 6,035	\$ 2,006
% of Assessments	4.6%	2.7%	0.8%	0.8%	0.3%
# Past Due	33	12	1	3	1
# of liens filed	1	4	1	6	1
# in foreclosure	4	2	0	0	0
Operating Cash on Hand	\$ 398,318	\$ 494,766	\$ 561,449	\$ 561,449	\$ 536,944
Months in Reserve	6.0	7.5	8.2	8.2	7.8

