

**HARMONY GROVE LAKE PROTECTION & REHABILITATION DISTRICT  
2018 ANNUAL MEETING**

August 25, 2018 - 9:00 AM  
Okee Schoolhouse / Community Center  
W11619 County Road V  
Lodi, WI

*Notice of the Annual Meeting of the Harmony Grove Lake Protection and Rehabilitation is hereby given to all electors within the district and to all owners of property within the district.*

**Discuss and act upon the following**

- 1) Call to Order
- 2) Citizen Input
- 3) Election of Open Board Seats
  - a) Chairman
  - b) Board Member
- 4) Approve August 19, 2017, Annual Meeting Minutes (Attachment)
- 5) Treasurer's Report (Attachment)
  - a) Account Balances
  - b) Home Sales & Dredging Prepayments
- 6) Approve FY2019 Proposed Budget: July 1, 2018-June 30, 2019
- 7) Review 2018 Weed Treatment Activities
- 8) Update on Dredging Project - Channel E
- 9) Adjourn

**HARMONY GROVE LAKE PROTECTION & REHABILITATION DISTRICT**

FY2019 Proposed Budget Information Sheet  
July 1, 2018 - June 30, 2019

	Actual FY2018	Proposed FY2019
<b>BANK BALANCE FORWARD</b>	\$10,907.15	\$19,490.16
<b>RECEIVABLES</b>		
Annual Assessments	\$22,920.00	\$23,040.00
Dredging Assessments	\$30,147.45	\$29,214.00
Delinquent Assessments	\$920.20	\$1,316.00
Interest on Past Due Assessments	\$281.85	\$250.00
Home Sales & Processing Fees	\$9,040.18	\$3,000.00
Interest on Savings Account	\$28.03	\$30.00
Total Receivables / Revenues	\$63,337.71	\$56,850.00
<b>Total Balance &amp; Receivables/Revenues</b>	<b>\$74,244.86</b>	<b>\$76,340.16</b>
<b>EXPENDITURES</b>		
Audit	\$600.00	\$600.00
Insurance	\$1,343.00	\$1,318.00
Weed spraying	\$11,946.90	\$16,000.00
Buoy replacements	\$0.00	\$1,200.00
Annual Trust Fund Loan Payment	\$31,106.42	\$27,893.00
Trust Fund Loan Prepayment	\$8,959.27	\$9,490.00
Undesignated / discretionary funds	\$236.40	\$2,000.00
Postage/web/office	\$287.04	\$300.00
Newspaper ads	\$266.67	\$300.00
Bank fees	\$9.00	\$0.00
<b>Total Expenditures</b>	<b>\$54,754.70</b>	<b>\$59,101.00</b>
Bank Balance	\$19,490.16	

# HARMONY GROVE LAKE PROTECTION & REHABILITATION DISTRICT

## 2017 ANNUAL MEETING MINUTES

August 19, 2017 / 9:00 A.M.

Lodi Town Hall, W10919 County Road V, Lodi, WI

Present:

Jim Matras	Board Chairman
Herb Hansen	Board Member
Vicki Halverson	Secretary/Treasurer
Jim Bechen	Town of Lodi Liaison
13 Homeowners (Including three board members: Matras, Hansen, and Halverson)	

Absent:

John Hendren	Columbia County Liaison
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- 1) Call to Order: Matras called the meeting to order at 9:04 a.m.
- 2) Approve August 27, 2016, Annual Meeting Minutes  
**Motion:** Hansen moved to approve the minutes; Bechen seconded.  
**Vote:** The motion passed 4-0.
- 3) Treasurer's Report:
  - *Account Balances:* Halverson reported that as of July 31, 2017, the fund balances totaled \$10,863.90 (Checking - \$2,474.60; Savings - \$8,389.30).  
**Motion:** Bechen moved to approve the Treasurer's Report; Hansen seconded.  
**Vote:** The motion passed 4-0.
  - *Home Sales and Dredging Assessment Prepayments*
    - Halverson reported that delinquent assessments for 2016 totaled \$589.14. Delinquent assessments for 2013-2015 totaled \$1,268.33
    - Dredging prepayments totaling \$5,091.15 had been received as of July 31, 2018. The prepayments will be applied to the State Trust Fund Loan in January 2018 along with any other dredging prepayments received.
- 4) Approve Proposed Increase to Annual Assessment  
Matras reported that there had been no increase to the \$80 annual assessment since 1994. Buoys will need to be replaced and funds are needed for a second treatment of aquatic invasive weeds and to control native aquatic vegetation.

Current annual assessments for the lake district total \$15,360. A \$40 increase to homeowners' assessments will bring the total to \$23,040.

Homeowners' discussed how best to control the invasive aquatic species. The seeds are spread by boat traffic, water movement, wind, etc. They are difficult to eradicate and can only be controlled. The channel opening is the Lake District's boundary and where spraying begins.

A motion to increase the annual assessment from \$80 to \$120 passed unanimously by a show of hands.

5) Approve Proposed 2018 Budget: July 1, 2017 - June 30, 2018

<b>BANK BALANCE FORWARD</b>	\$10,907.15
<b>RECEIVABLES / REVENUES</b>	
Annual Assessments	\$23,040.00
Dredging Assessments	\$31,070.16
2013 - 2016 Delinquent Assessments	\$1,857.47
Interest on Past Due Assessments	\$20.00
Home Sales & Processing Fees	\$5,000.00
Interest on Savings Account	\$30.00
Total Receivables / Revenues	\$61,017.63
<b>Total Balance &amp; Receivables/Revenues</b>	<b>\$71,924.78</b>
<b>EXPENDITURES</b>	
Audit	\$595.00
Insurance	\$1,291.00
Weed spraying	\$15,000.00
Buoy replacements	\$250.00
Annual Trust Fund Loan Payment	\$31,106.42
Trust Fund Loan Prepayment	\$6,000.00
Refund to twn of Lodi for overpayments	\$0.00
Undesignated / discretionary funds	\$2,000.00
Postage/web/office	\$300.00
Newspaper ads	\$200.00
<b>Total Expenditures</b>	<b>\$56,742.42</b>

A motion to approve the amended FY2018 budget reflecting the increased annual assessment passed unanimously by a show of hands.

6) Election of Open Board Seat

Cathy Farin-Rusk was nominated to the Board. A motion to elect her to the open board seat passed unanimously by a show of hands.

7) Review 2017 Weed Treatment Activities

Matras reported that more areas required spraying due to warm fall, late winter freeze, and an early spring thaw. Curly Lead Pondweed was found 30' offshore in the bay just beyond the lake district channels.

Matras reminded homeowners that Channel E was not dredged during the 2012 project due to shoreline erosion. The homeowner on the south side of the channel has been trying to stabilize the shoreline. Columbia County worked with homeowner to create an island consisting of dredged material, rocks, and plants in the bay near the channel. This has helped protect the "front" of the property on the bay but the corner of the channel is still eroding.

8) Citizen Input

- Homeowners reported that some boaters are ignoring the "Slow, No Wake" buoys. Homeowners were advised to try to get the registration number off the boat and contact the Columbia County Sheriff's department.

9) Adjourn: The meeting adjourned at 10:30 a.m.

Respectfully submitted,  
*Vicki Halverson*  
 Secretary/Treasurer

# Treasurer's Report

Account Balances	
Checkbook balance	\$ 1,668.25
Savings account balance	11,779.80
Total Balance (as of 7/31/18)	<b>\$ 13,448.05</b>
Annual Fee & Dredging Assessments	
2017 Assessments Due	\$379.09
Delinquent Assessments (2014-2016)	\$937.27
State Trust Fund Loan	
2019 Annual Payment (Due March 15, 2019)	\$25,770.37
Balance remaining on loan as of July 30, 2018	\$72,839.33
Additional prepayment to be applied to loan on August 17, 2018	\$3,465.38