

Village of Dorchester, WI

CLIENT LIAISON:

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DATE: December 4, 2013

PROPOSED 2014 BUDGET AND TAX LEVY SCHEDULE
2013 RECONCILIATION OF REVENUES AND EXPENSES (Q1-Q3)
– Complete

2013 BUDGET VS. ACTUAL REPORT GENERATION
– Complete

2014 BUDGET STAFF SCOPING
– Complete

2014 BUDGET DISCUSSION (VILLAGE BOARD)
– Complete

2014 DRAFT BUDGET PRESENTATION TO BOARD
– Complete

2014 FINAL BUDGET PUBLIC HEARING AND TID PRESENTATION
– December 4, 2013

2014 TAX LEVY COMPLETION
– December 5, 2013

INPUT OF 2014 BUDGET INTO QUICKBOOKS
– December 5, 2013



PROJECT UPDATE

Budget Narrative

- **General Fund**
 - Tax levy of \$224,449 (.122% increase) – net new construction only
 - Subsidy of water / sewer utilities eliminated for 2014
 - Receipt of water utility PILOT (payment in lieu of taxes)
 - \$14,000 estimated increase in tax increment finance (TIF) revenues based on increase in tax increment district (TID) values
 - \$25,000 for additional police personnel (format TBD)
 - Estimated \$55,000 available for escrow (replacement funds)
 - 2014 / 2015 capital projects – South Linden St. and Vircks Drive

- **Water Utility**
 - 2013 PSC Rate Case to generate 2014 positive cash flow
 - 4% return on investment (ROI)
 - Estimated \$45,000 available for escrow (replacement funds)
 - 2014 / 2015 project– South Linden St.
 - 2013 DNR ITA submittals – north end loops:
 - Willow to Factory
 - N. Front to Ludwig
 - Nursing Home

- **Sewer Utility**
 - 2012 rate increase per USDA RD project to generate positive cash flow in 2014
 - 3% ROI
 - Estimated \$5,000 available for escrow (replacement funds)
 - CMOM (Capacity, Management, Operations, Maintenance) compliance (cleaning)

PROJECT UPDATE

The Village is in a much better cash and long-term financial position than in previous years due to:

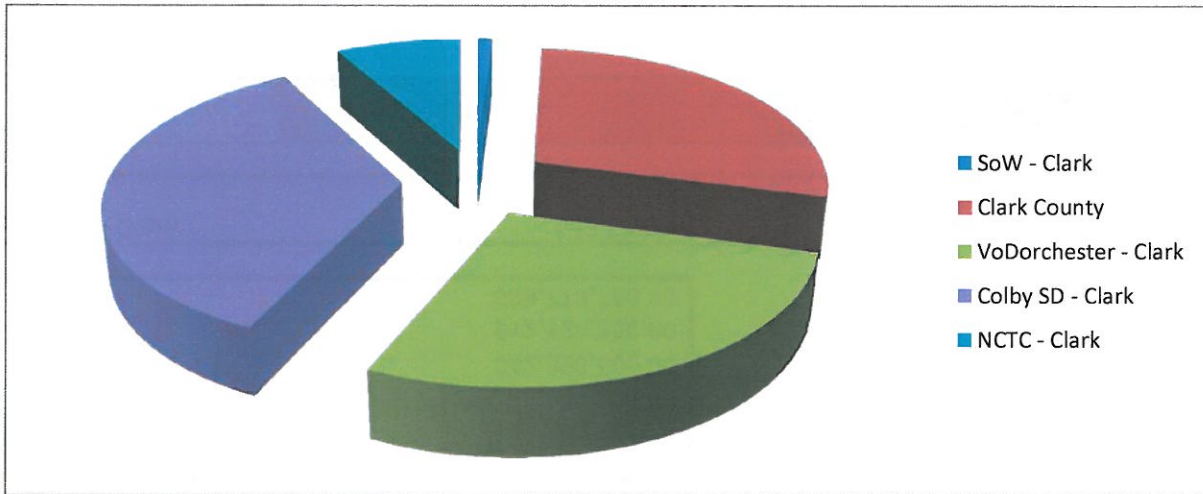
1. Elimination of general fund subsidies to the water and sewer utilities
2. Improved ability to escrow revenues for repair and replacement items / capital projects
3. Increase in TID (No. 1 and No. 2) values - forecast gain in TID revenues
 - a. Combined capacity for ~\$925,000 in additional projects (*attached*), plus the ability to absorb the long-term costs for the 2013 Washington Ave / 3rd Ave capital projects

Recommendations:

1. South Linden St. (TID No. 1) and Vircks Drive
 - a. Fieldwork during fall 2013
 - b. Engineering during winter 2013/2014
 - c. Bid and construct spring & summer 2014 (utilize TID No. 1 eligibility prior to 9/28/14)
2. Submit ITA / PERFs for north end looping projects and South Linden St. (water)
3. Consider 3% wastewater increase during 2014/2015 (keep ahead of inflation)

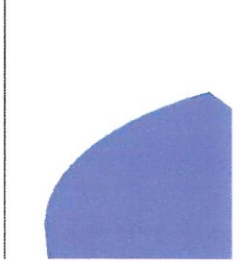
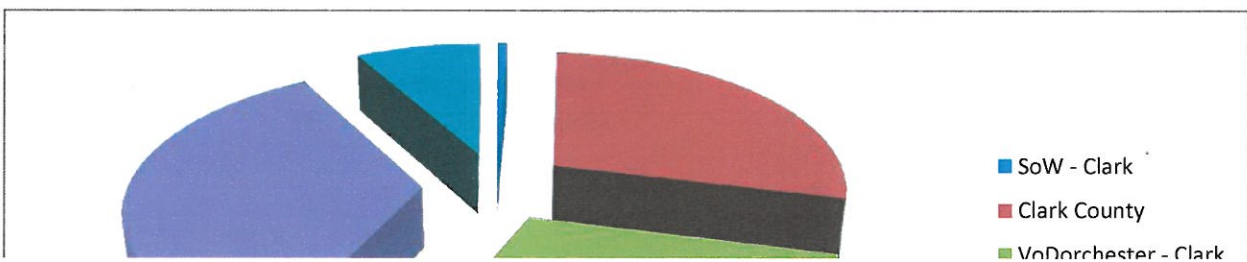
<u>Expenses:</u>	<u>2013</u>	<u>2014</u>	<u>% Change</u>
General Government	122,503	127,658	
Public Safety	177,432	276,138	
Public Works	247,722	271,760	
Culture, Park and Recreation	62,901	52,000	
Conservation and Development	6,600	7,000	
Capital Outlay	111,500	75,900	
Other Financing Sources	<u>113,325</u>	<u>113,325</u>	
	841,984	923,780	9.71%
<u>Revenues:</u>			
Taxes	507,109	607,266	
Intergovernmental	290,903	274,163	
Licenses and Permits	4,335	5,255	
Public Charges for Services	39,400	38,100	
Miscellaneous	<u>16,100</u>	<u>15,800</u>	
	857,847	940,584	9.64%
Excess (Deficiency)	15,863	16,804	
Less: Transfers to Utilities	(54,615)	0	
Balance	(38,752)	16,804	
Less: Transfer to Contingency	38,752	(16,804)	
Total	0	0	
<i>Net Property Taxes</i>	224,175	224,449	0.12%
Summary of Property Taxes			
General Fund		35,224	
Debt Service	113,325	113,325	
Capital Project	<u>110,850</u>	<u>75,900</u>	
Amount to be Raised:	224,175	224,449	

Clark		Reconcile		Taxes to be raised	
Original				SoW - Marathon	
SoW - Clark	\$ 7,280.13	\$7,437.41		Marathon County	
Clark County	\$ 223,617.29	\$228,403.83		VoDorchester - M	
VoDorchester - Clark	\$ 219,702.44	\$224,449.00		Colby SD - Mara	
Colby SD - Clark	\$ 279,567.41	\$287,987.04		NCTC - Maratho	
NCTC - Clark	\$ 64,169.65	<u>\$66,102.22</u>			
	\$ 794,336.92	\$	814,379.50		



		Total Base Tax Levy Reconcile	
Original	\$	814,379.50	yes

Clark		Tax Increment Reconcile		Taxes to be raised	
Incl TIF				SoW - Marathon	
SoW - Clark	\$7,280.13			Marathon County	
Clark County	\$311,722.23			VoDorchester - M	
VoDorchester - Clark	\$306,264.93			Colby SD - Mara	
Colby SD - Clark	\$389,716.63			NCTC - Maratho	
NCTC - Clark	\$89,452.41				
	\$ 1,104,436.33	\$	310,099.41		



MILL RATE WORKSHEET
Village of Dorchester

TAX DISTRICT: 10 - 116
 TAX CODE: 0265

TAX YEAR: 2013/2014

	To Be Raised	Tax Rate	8 digit	
State of Wisconsin - Clark	\$7,280.13	0.00016971		0.66%
Clark County	\$311,722.23	0.00726651		28.22%
Village of Dorchester - Clark	\$306,264.93	0.00713929		27.73%
Colby SD - Clark	\$389,716.63	0.00908462		35.29%
NCTC - Clark	\$89,452.41	0.00208521		8.10%
Gross Total - Clark	\$1,104,436.33	0.02574534		100.00%
				Reconcile
				0.02574534

State Aids - Clark	2013	2014
Clark County	\$44,765	\$44,330
Village of Dorchester - Clark	\$257,177	\$259,678
Colby SD - Clark	\$724,687	\$722,519
NCTC - Clark	\$12,053	\$13,033

8 Digits	
Clark County RE	\$40,886,700.00
Clark County PP	\$2,011,800.00
TID IN	\$42,898,500.00
TID VALUE	\$12,124,800.00
TID OUT	\$30,773,700.00

	Gross w credit	Gross	
	\$1,011,093.63	\$1,052,641.86	\$41,548.23
	\$49,750.12	\$51,794.47	\$2,044.35
	\$1,060,843.75	\$1,104,436.33	\$43,592.58

State School Credit - Clark	\$43,592.58	State School Credit - Clark	0.00101618
		Net Tax No Lottery Cr - Clark	0.02472916

Lottery Credit	9200	0.009687026	\$89.12	NOT AVAILABLE AS OF 11/26/13
First Dollar Credit	6600	0.009687026	\$63.93	NOT AVAILABLE AS OF 11/26/14

Assessment Ratio (Clark) 0.9731

SIGNED: _____

DATE: _____

MILL RATE WORKSHEET
Village of Dorchester

TAX DISTRICT: 37 - 116
 TAX CODE: 1008

TAX YEAR: 2013/2014

			9 digit	
State of Wisconsin - Marathon	\$157.28	0.000169702	0.78%	
Marathon County	\$4,786.54	0.005164588	23.88%	
Village of Dorchester - Marathon	\$4,746.56	0.005121448	23.68%	
Colby SD - Marathon	\$8,419.63	0.009084625	42.01%	
NCTC - Marathon	\$1,932.57	0.002085207	9.64%	
Gross Total - Marathon	\$20,042.58	0.021625570	100.00%	Reconcile 0.021625570

State Aids - Marathon	2013	2014
Marathon County	\$855	\$854
Village of Dorchester - Marathon	\$7,683	\$7,820
Colby SD - Marathon	\$21,651	\$21,759
NCTC - Marathon	\$360	\$392

9 Digits	Valuation	Gross w credit	Gross	
Marathon County RE	\$834,700.00	\$16,916.09	\$18,050.86	\$1,134.77
Marathon County PP	\$92,100.00	\$1,866.51	\$1,991.71	\$125.21
TID IN/OUT	\$926,800.00	\$18,782.60	\$20,042.58	\$1,259.98

State School Credit - Marathon	\$1,259.98	State School Credit - Marathon	0.001359495
		Net Tax No Lottery Cr - Marathon	0.020266075

Lottery Credit	9200	0.009687026	\$89.12	NOT AVAILABLE AS OF 11/26/13
First Dollar Credit	6600	0.009687026	\$63.93	NOT AVAILABLE AS OF 11/26/14

Assessment Ratio (Marathon) 0.9816 prelim per Assessor

SIGNED: _____ DATE: _____

<u><i>Revenues</i></u>	
Transfer from general fund	\$113,325.12
TOTAL	<u>\$113,325.12</u>
<u><i>2014 Debt Service Expenditures</i></u>	
Advantage Community Bank LOC	113,325.12
Total	<u>\$113,325.12</u>
Difference	\$0.00

GENERAL FUND REVENUES**2012****2013****2014****Diff.****%****Notes****(A) TAXES**

Exempt Computer Aide-General and TIF	6,900	4,888	4,500	(388)	-8%	Per WIDOR Estimate
Mobile Home Taxes	1,670	1,670	1,670	0	0%	Carryover from 2013
PILOT - Other (LSS)	2,500	2,500	2,500	0	0%	Lutheran Social Services PILOT estimate
PILOT - Water	0	0	64,048	64,048		No longer forgiven through PSC
Property Taxes - General	223,915	224,175	224,449	274	0%	2013 levy limit plus .122%, additional levy for net new construction
Allowable Exemption				0		Allowable Debt Service Levy Exemption (refinanced GO Note P & I of \$113,325)
Property Taxes - TIF	256,819	296,130	310,099	13,969	5%	Estimated based on TID SOC and assumed Clark County mill rate
Taxes	491,804	529,363	607,266	77,904		

(B) INTERGOVERNMENTAL

2% Fire Dues	1,800	1,800	1,800	1,800	0%	2% fire dues
Franchise Fee	3,330	3,330	3,330	0	0%	Charter Communications
Library County Aids	18,768	18,381	0	(18,381)	-100%	Marathon and Taylor County (kept by library)
Other State Payments		1,000	0	(1,000)	-100%	
Recycling Grant	1,531	1,531	1,534	3	0%	DNR estimate
State Revenue Sharing	210,194	210,194	210,194	0	0%	Per DOR
Transportation Aide	58,280	54,667	57,305	2,638	5%	Per DOR GTA estimate
Intergovernmental	293,903	290,903	274,163	(14,940)		

(C) LICENSES & PERMITS

Building Permits	70	50	70	20	40%	
Business Licenses & Permits - others	300	300	300	0	0%	
Dog License	350	250	450	200	80%	
Liquor License	875	1,200	1,400	200	17%	
Mobile Home License	25	25	25	0	0%	
Operating & Cigarette Licenses	10	10	10	0	0%	
Licenses & Permits	1,630	1,835	2,255	420		

(D) Fines & Violations	2,500	2,500	3,000	500	20%	Parking and county fines
Fines and Violations	2,500	2,500	3,000	500		

(E) PUBLIC CHARGES FOR SERVICES

Garbage and Recycling Fees	37,200	37,200	37,200	0	0%	
General Government Fees	0	250	250	0	0%	
Highway Fees - local	0	100	100	0	0%	
Mowing and Weed Control	0	1,800	500	(1,300)	-72%	
Police Fees	50	50	50	0	0%	
Sidewalk Shoveling				0		
Public Charges for Services	37,250	39,400	38,100	(1,300)		

(F) MISC REVENUE

Donations				0		
Interest Income		750	750	0	0%	
Memorial Hall Income	5,100	5,100	2,500	(2,600)	-51%	Per 2013 actuals
Misc. Income		200	3,000	2,800	1400%	Per 2013 actuals
Rent - Village Hall	1,500	1,500	1,000	(500)	-33%	Per 2013 actuals
Rent - Land	3,500	8,550	8,550	0	0%	
Miscellaneous Revenue	10,100	16,100	15,800	(300)		

Total GF Revenue	837,187	880,101	940,584	62,284		
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GENERAL FUND EXPENSES
(A) General Fund Expenditures

	<u>2013</u>	<u>2014</u> <u>Estimate</u>	<u>Diff.</u>	<u>%</u>	<u>Notes</u>
Assessor (Becker)	4,400	4,400	0	0%	Maintenance assessment
Assessor Supplies	700	700	0	0%	
Attorney Fees (Wachsmuth)	4,000	4,000	0	0%	
Audit (Soyk)	4,500	7,000	2,500	56%	Including TID pre-audit
Water Audit (Soyk)	(1,800)	(1,800)	0	0%	40% of Audit Cost
Sewer Audit (Soyk)	(900)	(900)	0	0%	20% of Audit Cost
Board Fringes	482	400	(82)	-17%	
Board and Committee Meetings	6,300	8,500	2,200	35%	2013 Actuals
Board of Review	100	100	0	0%	
Board - other	500	750	250	50%	
Clerk - cleaning expense	240	240	0	0%	Clerk's office portion of cleaning expense
Clerk - Dues and Memberships	750	750	0	0%	WMCA, MTAW, LWM
Clerk Electric	1,100	1,100	0	0%	
Clerk Fringes	4,275	5,005	730	17%	
Clerk Gas & Heat	800	800	0	0%	
Clerk Outside Services	7,000	10,000	3,000	43%	QB assistance, 2015 budget and tax levy
Clerk Telephone	1,650	1,650	0	0%	
Clerk Salaries	26,959	28,148	1,189	4%	Clerk and Deputy clerk incl 2.5% increase
Clerk Supplies	4,000	5,000	1,000	25%	Post Office, Office Supplies, etc.
Clerk Training	3,500	3,500	2,000	0%	
Clerk Utilities (W & S)	190	190	0	0%	
Election Salaries	1,000	2,750	1,750	175%	Per Heins
Election Supplies	250	500	250	100%	
Data Processing - Supplies	1,000	1,000	0	0%	QuickBooks support and updates
Insurance - Crime	466	490	23	5%	Per Westland estimate
Insurance - Liability	10,186	10,695	509	5%	Per Westland estimate
Insurance - Property Insurance	8,537	8,963	427	5%	Per Westland estimate
Insurance - Workers Comp	13,438	14,110	672	5%	Per Westland estimate
Water Utility Insurance Allocation	(5,000)	(5,000)	0	0%	Insurance % paid by Water Utility
Sewer Utility Insurance Allocation	(3,900)	(3,900)	0	0%	Insurance % paid by Sewer Utility
President Salaries	1,140	1,140	0	0%	
President Fringes	87	87	0	0%	
President Other		500	500		

Publications	1,600	1,600	0	0%	
Village Hall Cleaning	1,040	1,040	0	0%	
Village Hall Other	500	500	0	0%	
Village Hall Telephone	1,950	1,500	(450)	-23%	
Village Hall Electric	3,500	3,750	250	7%	
Village Hall Gas / Heat	3,300	3,300	0	0%	
Village Hall Utilities (W & S)	1,100	1,100	0	0%	
Village Hall Misc.	12,700	4,000	(8,700)	-69%	Printing, LWM dues, etc. (\$11,000 Dorchester Homesite LLC Property Tax Refund eliminated)
General Government Expenditures	121,640	127,658	8,018		

(B) Public Safety

Fire Department / Emergency Services	48,210	49,339	1,129	2%	
Fire Protection - Water Utility	51,682	118,021	66,339		
Police Car Insurance	0	0	0		Included in Admin
Police Fringes	14,970	15,950	980	7%	
Police Fuel	4,000	6,240	2,240	56%	
Police Personnel Assistance	1,000	25,000	24,000	2400%	Per PD request - multiple options to explore
Police Phone	1,450	1,650	200	14%	May increase with add'l PD personnel
Police Supplies & misc.	7,900	7,500	(400)	-5%	Office supplies, radio replacement / repairs, squad computer purchase, program / support
Police Training	1,500	2,000	500	33%	May increase with add'l PD personnel
Police Uniforms	750	750	0	0%	May increase with add'l PD personnel
Police Vehicle	3,000	5,000	2,000	67%	Squad maintenance
Police Wages	42,970	44,689	1,719	4%	Chief Leichtman
Public Safety	177,432	276,138	98,706		

(C) Public Works

Garbage Collection - Refuse	27,565	27,565	0	0%	
Garbage Collection - Recycling	6,621	6,621	0	0%	
PW Contracted Services	25,000	25,000	0	0%	Non-project related assistance (engineering and contractual services)
PW Equipment Repairs	20,700	25,000	4,300	21%	
PW Electric	0				
*Brat Stand	110	110	0	0%	Based on 2013 actual.
*Hwy Sign	600	1,000	400	67%	Based on 2013 actual.
*Street Lights	19,000	21,000	2,000	11%	Based on 2013 actual.
PW Fringes	22,863	24,423	1,560	7%	80% Faude, Rieck
PW Fuel	10,000	15,000	5,000	50%	Based on 2013 actual.
PW Misc.	2,000	2,500	500	25%	Diggers, xmas decorations, vehicle licenses
PW Telephone (2 cells)	600	800	200	33%	
PW Street Repairs	30,000	35,000	5,000	17%	Crack sealing and Chip sealing
PW Supplies and expense	15,000	22,500	7,500	50%	Based on 2013 actuals
PW Training	1,000	1,000	0	0%	Rieck and Faude
PW Uniforms	1,500	1,000	(500)	-33%	\$500 clothing allowance (x2)
PW Wages	65,163	63,240	(1,923)	-3%	80% Faude, Rieck
Public Works	247,722	271,760	24,038		

(D) Culture & Recreation

Library					
*Wages	35,469	36,352	883	2%	Director and Asst.
*Fringes	2,504	2,658	154	6%	Director and Asst.
*Water and Sewer	360	300	(60)	-17%	
*Power	1,584	1,740	156	10%	
*Gas	1,200	1,080	(120)	-10%	
*Phone	600	600	0	0%	
*Technology	4,388	4,134	(254)	-6%	WAN, VCAT, License, Postage
*Other	13,276	13,436	160	1%	Per Library dept. request
*Insurance	0	0	0		Included in Admin insurance
		42,000	42,000		Village Cost-total less County reimbursements
Memorial Hall	5,000	10,000	5,000	100%	Feasibility Study or additional repairs
Culture and Recreation	64,381	52,000	47,919		

Community Dev. / Tourism	4,500	4,500	0	0%
Economic Development	2,100	2,500	400	19%
Conservation and Devel.	6,600	7,000	400	

C/O - Village Hall / Clerk's Office	5,000	5,000		Future Capital Projects - ESCROW
	5,000	5,000		

C/O - Police		5,000		Squad car replacement fund - ESCROW
	0	5,000		

C/O - PW Equipment		3,000		Shop overhead door
		400		Shop Entrance Door
		2,000		Brush Trailer
		1,500		Plasma Cutter
		10,000		Equipment Replacement Fund - ESCROW
		10,000		Vehicle Replacement Fund - ESCROW
		2,500		Sewer Jetter
	0	29,400		

C/O - Parks and Recreation	10,000	5,000		Set aside for future use - ESCROW
	10,000	5,000		

C/O - Streets	25,000	20,000		Future Street Repair Fund - ESCROW
	3,000	3,000		Informational Street Signage Improvements (per CIP), new Advertising signs for available land on CTH A
	6,000	6,000		Sidewalk Repairs - as needed
	2,400	2,500		Adjust 6 manholes - as needed
	36,400	31,500		

C/O - Library	0	0		
	0	0		

Capital Outlay	111,500	75,900
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Transfers Out (GO Debt Service)	113,325	113,325
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Total Expenditures	841,984	923,780
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			<u>Contingency</u>
GF Excess / Deficiency	\$38,117	\$16,804	1.82%

Transfers Out (Water Utility)	(\$54,615)	\$0
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Transfers Out (Sewer Utility)	\$0	\$0
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			<u>Contingency</u>
Total Expenditures less Utility Transfers	(\$16,498)	\$16,804	1.82%

Transfers Out (Savings / Contingency)	\$16,498	(\$16,804)
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Notes:

TID Audit (No.1 and No. 2) - last year for projects in 2014 and 2017 (included \$2500 in above)

Wage Increases per Wayne Rau / Employee Committee (vary)

Includes \$55,000 for GF; \$45,000 for Water and \$5,000 for Sewer Vehicle / Equipment / Maintenance Fund transfers - ESCROW

PROJECTS:

*Vircks Dr. (1 CTH A to 1st Ave) Road and Stormwater - \$100,000 (~\$25,000 from CDBG-PF rollover with remaining balance added to Adv Comm Bank LOC for annual General Tax levy appropriation (zero tax impact).

*South Linden St.

***Phase 1 - CTH A to 2nd Ave (incl. 2nd Ave) - \$700,000

***Phase 2 - 2nd Ave. to NW Hardwoods - \$450,000

***Project will be partially financed by water (cash), partially by MSIP D (*tentative*), partially by TID No. 1 (pending audit) with remaining balance added to Adv. Comm Bank LOC for annual General Tax Levy appropriation (zero tax impact).

	General Fund	Water	Sewer	TOTAL
Forecast March 1 - ESCROW Account Transfers	\$27,500	\$22,500	\$2,500	\$52,500
Forecast Dec 1 - ESCROW Account Transfers	\$27,500	\$22,500	\$2,500	\$52,500
	\$55,000	\$45,000	\$5,000	\$105,000

WATER REVENUES

	<u>2013</u>	<u>2014</u>	<u>Diff.</u>	<u>%</u>	<u>Notes</u>
Interest Income General	500	500	0	0%	
Metered Sales (all)	98,000	216,724	118,724	121%	Per 2013 PSC Rate Increase estimate
Public Fire Protection	51,682	118,021	66,339	128%	Public Fire Protection (billed)
Other Operating Rev - Misc.	800	300	(500)	-63%	Connection Fees
Total Water Revenues	150,982	335,545	184,563		

WATER EXPENSES

Outside Services - Audit	1,800	1,800	0	0%	40% of audit cost (per Soyk)
*Outside Services - Other		5,000	5,000		
*Audit		1,800	1,800		
Depreciation	87,234	83,095	(4,139)	-5%	2014 depreciation (audit entry)
Taxes	52,675	64,048	11,373		\$64,048 PILT due to GF
Other Income Deductions	3,110	3,110	0	0%	Interest Expense (audit entry)
Interest on Long-term debt	5,603	2,500	(3,103)	-55%	SDWLP project interest (3rd /4th / Washington Ave)
Electric			0		
*Washington Ave	9,500	11,000	1,500	16%	
*Water Tower	1,700	1,700	0	0%	
*Washington Pump House	2,000	2,000	0	0%	
Gas			0		
*1st Ave	1,400	2,000	600	43%	
*Washington Ave.	8,000	8,000	0	0%	
*Pump House	600	1,000	400	67%	
Field: Wages	29,862	28,315	(1,547)	-5%	Golz @ 50% , 10% Faude and Reick
Field: Fringes	8,551	9,168	617	7%	Golz @ 50% , 10% Faude and Reick
Chemicals	8,500	10,000	1,500	18%	Based on 2013 actuals
Dues and Memberships	500	500	0	0%	
Supplies	3,000	3,500	500	17%	Office supplies and misc.
Repairs	9,500	20,000	10,500	111%	\$4,000 (low flow meter change out), \$6,000 (mag meter), \$2,000 (Cla-Val Maintenance), misc.
Training - Field	1,000	1,000	0	0%	
Training - Admin	250	250	0	0%	
Transportation	500	500	0	0%	
Uniforms	500	500	0	0%	
Customer Accounts - Uncollectable					Amount "written off" annually without a followed Collections Policy
Admin: Wages	7,160	7,541	381	5%	Heins @ 25%

Admin: Fringes	1,945	2,060	115	6%	Heins @ 25%
Outside Services - Contractors	8,285	10,000	1,715	21%	Cross Connection Inspection, excavating, misc.
Admin & Gen: Insurance	5,000	5,000	0	0%	
Admin & Gen: Misc Expense	600	600	0	0%	Telephone
Total Water Expenses	258,775	285,988	27,212		

C/O - Water					
South Linden (Phase 1- Water portion)			45,000		2014 Project
Tonka Tank Cleaning			5,000		2014 Project
Reservoir Inspection & Cleaning			3,500		2014 Project
Media Tower Cleaning			7,000		2014 Project
Replace 20 hydrants (per CIP) - \$16,000			10,000		As Needed
Long-Term Maintenance Fund (water meters, valves, water tower, etc.)			30,000		ESCROW
Equipment Replacement Fund			15,000		ESCROW
			33,556		115,500

	2013	2014
Total w C/O	292,331	401,488

	2013	2014	Rate of Return
Water Excess / Deficiency	(\$141,349)	(\$65,943)	-18%
Water Excess / Deficiency (less depreciation)	(\$54,115)	\$17,152	4%

Operations Transfers In (General Fund)	54,115	0
Net Excess / Deficiency	0	17,152

Recommendations:

Transfer funds for long-term maintenance / replacement as allowed by cashflow bi-annually (tentatively March and December).
Schedule Quarterly performance review (Budget vs. Actual).
Consider DNR ITA / PERF for water main loops (Willow to Factory and N Front to Ludwig and nursing home) for December 2013 submittal...2014 Engineering...2015 Projects.
Absorb water portion of South Linden St. project with funds available (include in CO above)...or Escrow for 2015.
The Water Utility has over 20% documented water "loss" per PSC Annual Reports. Investigate whether errors occur in billing / meters or within distribution system. **UNDER INVESTIGATION**
Investigate and cost out future meter replacement needs for the utility (2-3 years). **INDUSTRIAL PARK LOW FLOW METER REPLACEMENT INCLUDED ABOVE**

SEWER REVENUES	2012	2013	2014	Diff.	%	Notes
Interest Income General	0	500	500	0		
Metered Sales (all)	145,000	161,650	165,000	3,350	2%	Based on 2013 actuals
Other Operating Rev - Misc.	300	300	300	0	0%	Connection Fees
Total Sewer Revenues	145,300	162,450	165,800	3,350		

SEWER EXPENSES	2012	2013	2014	Diff.	%	Notes
Depreciation	49,249	49,249	49,249	0	0%	2013 depreciation (audit entry) - should cover USDA RD bond principal
Taxes (Meter Charges)	2,034	2,034	2,034	0	0%	Carryover \$2,034 (audit entry)
Other Income Deductions	1,447	1,447	1,447	0	0%	Interest Expense (audit entry)
Interest on Long-Term Debt		17,984	21,579	3,595	20%	USDA RD interest
USDA RD Bond - Reserve and Replacement Fund		12,000	12,000	0	0%	USDA RD requirement
Field: Wages	18,844	29,862	28,315	(1,547)	-5%	Golz @ 50%, Faude and Reick 10%
Field: Fringes	10,389	11,562	10,161	(1,401)	-12%	Golz @ 50%, Faude and Reick 10%
Electric & Power	19,000					
Electric - Lift Station		1,000	1,500	500	50%	
Electric - WWTP - Center Ave		11,500	11,500	0	0%	
Electric - WWTP - 4th Ave		2,500	7,000	4,500	180%	
Gas / Heat	3,500	3,500	3,500	0	0%	WWTP #1 and #2
Utilities (W/WW)	500	500	500	0	0%	
Phone	1,200	1,200	2,500	1,300	108%	Landline, cell, lift stations
Testing	3,500	3,500	4,000	500	14%	
Supplies	1,000	1,000	1,000	0	0%	Based on 2013 actuals
Repairs	11,000	6,500	7,500	1,000	15%	
Chemicals	18,000	9,500	12,000	2,500	26%	Based on 2013 actuals
State Fees	1,000	1,000	1,000	0	0%	
Uniforms	500	500	250	(250)	-50%	
Vehicle and Transportation	500	500	500	0	0%	
Admin: Wages	6,143	7,160	7,541	381	5%	Heins @ 25%
Admin: Fringes	1,867	1,945	2,060	115	6%	Heins @ 25%
Outside Services-Audit and Accounting	2,400	2,400	2,400	0	0%	20% of Audit Cost
Insurance		3,900	3,900	0	0%	
Misc.	780	780	1,500	720	92%	Lift Station Security camera
Total Sewer Expenses	152,853	183,023	194,937	30,170		

C/O - Sewer				9,000		CMOM Compliance (20% annual collection system cleaning)
				5,000		Future Expense Fund - ESCROW
		Sewer	5,000	14,000		

Total w C/O	188,023	208,937
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	2012	2013	2014	Rate of Return
Sewer Excess / Deficiency	(\$6,553)	(\$25,573)	(\$43,137)	-20.65%
Sewer Excess / Deficiency (less depreciation)	\$42,696	\$23,676	\$6,113	2.93%
Operations Transfers In (General Fund)	0	0	0	

Recommendations:

Begin adjusting rates to make up for future USDA WWTF debt service of ~\$33,000 annual cost (FY14) - **CONSIDER 3% INCREASE FOR 2015**
 Ideally, CDBG-PF grant received to cover WW portion of Washington, 4th/3rd project (elimination of P&I payments) - **RECEIVED**
 Limited long-term maintenance savings planned outside of structural reserve fund for RDA. **STRUCTURED \$5,000 FUTURE EXPENSE FUND**



PROFESSIONAL SERVICES
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Village of Dorchester, WI

Tax Increment District No. 1
 Cash Flow Pro Forma (no new projects or borrowing)

Year	Revenues		Expenditures							Balances				
	Tax Increments	TID No. 2 Increments ²	Payable to GF - \$918,539 ³	SDWLP Washington Ave. and 3rd Ave Projects (est.) 50% ⁴		Planning and Admin ⁵	Total Principal	Total Interest	Total Expenditures	Annual	Cumulative ¹	Project Costs Principal Outstanding	Total Balance	Year ²
			Principal	Principal	Int - 1.32% - 3%									
2010											0	1,066,438	(1,066,438)	2010
2011	131,216	176,261	918,539			8,350	926,889	0	935,239	(804,023)	(804,023)	139,549	(943,572)	2011
2012	131,216	176,261				1,750	1,750	0	3,500	127,716	(676,306)	137,799	(814,106)	2012
2013	153,391	176,261				1,750	1,750	0	3,500	149,891	(526,415)	136,049	(662,464)	2013
2014	152,216	176,261		21,138	5,415	1,750	22,888	5,415	30,053	122,163	(404,252)	113,161	(517,413)	2014
2015	152,216	176,261		21,619	4,934		21,619	4,934	26,553	125,663	(278,589)	91,542	(370,131)	2015
2016	152,216	176,261		22,113	4,440		22,113	4,440	26,553	125,663	(152,926)	69,430	(222,356)	2016
2017	152,216			22,619	3,934		22,619	3,934	26,553	125,663	(27,263)	46,810	(74,073)	2017
2018	152,216			23,139	3,414		23,139	3,414	26,553	125,663	98,400		98,400	2018
2019	152,216			23,672	2,881		23,672	2,881	26,553	125,663	224,063		224,063	2019
2020	152,216						0	0	0	152,216	376,279		376,279	2020
Total	1,481,336	1,057,566	918,539	134,299	25,018	13,600	1,066,438	25,018	1,105,056	376,279				

Projected TID Closure

Notes:

1. 2010 Cumulative Balance ties to cash assets in TID No. 1 per 2010 financial statements.
 2. Per the 2007 and 2011 TID amendments. Annual donation of \$176,262 in increment from TID No. 2 per 2010 audit through 2016.
 3. \$918,539 advance payable to General Fund. Interest payments are scheduled at 9% and are *not* included in the analysis.
 4. SDWLP/CWF programs re-calculated for 10 year note to adjust full project costs to TIDs. TID No. 2 must absorb remaining full loan payments 2020-2022.
 5. 2011 expense of \$16,700 for CIP and two TID amendments (split 50/50). Annual TID maintenance contract split 50/50 through 2014, all TID No. 2 through 2017.
- Conclusion:** TID No. 1 will cash flow in 2018 without additional project expenditures. It has an allowable capacity of ~\$376,500 for additional TID projects. 2014 SDW projects (Washington Ave. and 3rd Ave.) will add additional TID-eligible expenses and are assumed in the analysis.



PROFESSIONAL SERVICES
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Village of Dorchester, WI

Tax Increment District No. 2
 Cash Flow Pro Forma (no new projects or borrowing)

Year	Revenues		Expenditures					Balances					
	Tax Increments	Donations to TID #1 ²	SDWLP Washington Ave, and 3rd Ave. Projects (est.) - 50% ³		Planning and Admin ⁵	Total Principal	Total Interest	Total Expenditures	Annual	Cumulative ¹	Project Costs Principal Outstanding	Total Balance	Year
			Principal	Int - 1.32% - 3%									
2010										0	1,368,174	(1,368,174)	2010
2011	125,602	176,261			8,350	184,611	0	192,961	(67,359)	(67,359)	1,183,563	(1,250,922)	2011
2012	125,602	176,261			1,750	178,011	0	179,761	(54,159)	(121,518)	1,005,552	(1,127,069)	2012
2013	142,739	176,261			1,750	178,011	0	179,761	(37,022)	(158,540)	827,541	(986,081)	2013
2014	157,883	176,261	21,138	5,415	1,750	199,149	5,415	206,314	(48,430)	(206,971)	628,392	(835,362)	2014
2015	157,883	176,261	21,619	4,934	3,500	201,380	4,934	209,814	(51,930)	(258,901)	427,012	(685,913)	2015
2016	157,883	176,261	22,113	4,440	3,500	201,874	4,440	209,814	(51,930)	(310,831)	225,138	(535,970)	2016
2017	157,883		22,619	3,934	3,500	26,119	3,934	33,553	124,331	(186,501)	199,019	(385,520)	2017
2018	157,883		23,139	3,414	3,500	26,639	3,414	33,553	124,331	(62,170)	172,380	(234,550)	2018
2019	157,883		23,672	2,881		23,672	2,881	26,553	131,331	69,160	148,708	(79,548)	2019
2020	157,883		48,437	4,668		48,437	4,668	53,106	104,778	173,938	100,271	73,667	2020
2021	157,883		49,560	3,546		49,560	3,546	53,106	104,778	278,716	50,711	228,004	2021
2022	157,883		50,711	2,394		50,711	2,394	53,106	104,778	383,493	0	383,493	2022
2023	157,883					0	0	0	157,883	541,377		541,377	2023
Total	1,499,127	1,057,566	182,737	29,687	27,600	1,267,903	29,687	1,325,189	541,377				

Projected TID Closure

Notes:

- 2010 Cumulative Balance ties to cash assets in TID No. 1 per 2010 financial statements. Includes advances payable and receivable from other funds.
- Per the 2007 and 2011 TID amendments. Annual donation of \$176,262 to TID No. 1 per 2010 audit through 2016.
- SDWLP/CWF programs re-calculated for 10 year note to adjust full project costs to TIDs. TID No. 2 must absorb remaining full loan payments 2020-2022.
- 2011 expense of \$16,700 for CIP and two TID amendments (split 50/50). Annual TID maintenance contract split 50/50 through 2014, all TID No. 2 through 2017.

Conclusion: TID No. 2 will cash flow in 2020 without additional project expenditures. It has an allowable capacity of ~\$541,000 for additional TID projects. 2014 SDW and CWF projects (Washington Ave. and 3rd Ave.) will add additional TID-eligible expenses and are assumed in the analysis.