

Board Meeting - Des Moines Cutty's Camping Club

Regular Board Meeting - November 17, 2023

Meeting called to order at 1:30pm

by Club President, Steve Hamilton

Present were, Steve Hamilton, Scott Gooch, Brad Nelson, Ron Haynes, Travis Mollendor, Deb Wear and by phone Kim Rawlings

Treasurer's Report: By Brad Nelson dated November 17, 2023.

Vision Operating - Checking.....	\$174,483
Vision - Capital Expenditures MM	\$198,217
Community Choice - Savings.....	\$178,969
West Bank - Cash Reserves.....	\$573,754
Total	\$1,125,423
Payables.....	\$4,416

Board Motion: A motion by Steve to accept the treasurer's report dated 11-17-2023.
Seconded by Brad.
Steve, Scott, Brad, Kim, Ron, voted in favor.
Motion Passed.

Board Motion: A motion by Steve to accept the 10-20-2023 board minutes as written.
Seconded by Scott.
Ron, Brad, Kim, Scott, and Steve voted in favor.
Motion Passed.

Board Motion: A motion by Brad to approve the 2024 Seasonal Site Contract as written.
Seconded by Kim
Ron, Brad, Kim, Scott, and Steve voted in favor.
Motion Passed.

Managers' Report: Travis

Splash pad plumbing started; drains and feature connections made. Waiting on engineers' drawings then we will apply for permits. Both lower and eastside bathhouse floors and walls are scheduled to be completed by December 1st. Wall hangers and piping and block to be completed first. The year-end accounting information has been completed and sent to the accountant. Waiting for the annual audit date from the accountant. Park winterization done and camper winterizations done. Lower bathhouse leak caused shutoff of water to

the S&O sections. Scheduled to be fixed. Leaves are still falling so cleanup is ongoing. Eleven concrete patios and pads for the 3 shelters in the D section scheduled for Monday November 20th. This will bring the total patios added to 70 funded by firewood sales. Tree removals begin 11-20. The sauna heater is old and rusted and will need to be replaced. Staff getting bids and will bring it to the Board when completed. Mid American had a power outage and made a short-term fix. They are to complete permanent repairs at their expense. On going Capital improvement projects approved for \$401,000 including splash pad, bathhouse improvements, tree removal, and miscellaneous others.

Board Motion: A motion by Ron to approve the 2024 Budget as presented.
Seconded by Scott
Ron, Brad, Kim, Scott, and Steve voted in favor.
Motion Passed.

Member at Large Report: Scott
New members are happy with the park and excited for the upcoming season.

Board Motion: A motion by Ron to cancel all future December Board Meetings, except emergency meetings called by the President.
Seconded by Brad
Ron, Brad, Kim, Scott, and Steve voted in favor.
Motion Passed

Board Motion: A motion by Brad to adjourn.
Seconded by Steve.
Ron, Brad, Kim, Scott, Steve voted in favor.
Motion Passed.

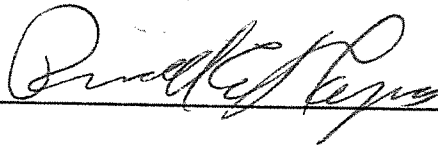
Steve Hamilton, President



Dated 1-22-24

Ron Haynes,

Secretary



Dated 1-19-24

Sales

Membership dues	640,000.00
Dues recovery	25,000.00
Transfer fees	50,000.00
Camper rental	62,000.00
Guest fees	14,000.00
Security gate cards	3,500.00
Seasonal site fee	330,000.00
Storage	151,000.00
Site fee	125,000.00
Okoboji site fee	750
Clubhouse rental	13,000.00
Rv moves	12,000.00
Patio revenue	2,000.00
Snack bar resale	120,000.00
Tax merch (store)	13,000.00
Tax Merch (RV)	35,000.00
Winterization	20,000.00
Labor	10,000.00
Groceries	12,000.00
Coin laundry	8000
Winter service fee	28,000.00
Propane	30,000.00
Firewood	14,000.00
Activities	26,000.00
Adventureland ticket	0
Coast, coast resort	4,000.00
C2C electric service charge	2,000.00
Coast, coast application	0
Electric & sewer surcharge	28,000.00
Miscellaneous income	2,000.00
Meter charge	3,800.00
Golf cart license/tag	18,000.00
Insurance proceeds	0
Cash over	0
Interest income	10,000.00
Mobile home rent	13,200.00
Late fees	7,500.00
Sale of assets gain	0
Total Sales	1,832,750.00
Gross Profit	1,832,750.00

Operating Expenses

Salaries, management	170,000.00
Salaries, maintenance	120,000.00
Salaries, housekeeping	45,000.00
Salaries, store	55,000.00
Salaries, security	50,000.00
Salaries, activities	10,000.00
Salaries, clerical	100,000.00
Contract labor	1,000.00
Employee health ins	70,000.00
Membership sales exp	20,000.00
FICA employer	38,000.00
FUTA	1,250.00
SUTA	5,000.00
Workmen's comp ins	12,000.00
Continuing education	500.00
Advertising	11,000.00
Equipment maintenance	30,000.00
Computer maintenance	23,000.00
Laundry equip maintenance	1,000.00
Telephone system maintenance	1,000.00
Rental unit maintenance	8,000.00
Bldgs & grounds maintenance	85,000.00
Pool maintenance	18,000.00
Adventureland ticket	0.00
Dues	0.00
Accountants fees	24,000.00
Legal fees	2,000.00
Equipment rental	10,000.00
Vehicle insurance	5,000.00
Resort insurance	40,000.00
Error & ommission	3,500.00
Transportation	250.00
Meals	1,500.00
Activities expense	30,000.00
Resale expense	1,000.00
Cost/rv parts	25,000.00
Cost of merchandise used	50,000.00
Cost/store	15,000.00
Miscellaneous expense	1,500.00
Property taxes	145,000.00
Licenses & permits	5,000.00
Office supplies	15,000.00
Telephone	10,000.00
Postage & mailing	4,500.00

Internet	0.00
Electric	100,000.00
Water	55,000.00
Propane	35,000.00
Sewer	50,000.00
Printing	0.00
Penalties	0.00
Credit card discount	0.00
Bank charges	35,000.00
Collection expense	15,000.00
Depreciation, office	0.00
Depreciation, equipment	25,853.08
Depreciation, electrical upgrade	36,751.44
Depreciation, vehicle	0.00
Depreciation, laundry	0.00
Depreciation, rental	2,875.08
Depreciation, land	56,767.81
Depreciation, maintenance	10,125.54
Interest	0.00
Total Operating Expenses	1,685,372.95
Operating Income (Loss)	147,377.05