

Town of Jacksonport
Door County, Wisconsin

ANNUAL FINANCIAL REPORT

December 31, 2018

Town of Jacksonport

Door County, Wisconsin

STATEMENT OF NET POSITION - MODIFIED CASH BASIS DECEMBER 31, 2018

	Governmental Activities
ASSETS	
Cash and investments	\$ 1,311,268
Restricted cash and investments	<u>455,836</u>
Total assets	<u>1,767,104</u>
LIABILITIES	
Accrued and other current liabilities	865
Due to other governments	713,722
Property taxes collected for subsequent year	<u>106,344</u>
Total liabilities	<u>820,931</u>
NET POSITION	
Restricted	455,836
Unrestricted	<u>490,337</u>
Total net position	<u><u>\$ 946,173</u></u>

The notes to the basic financial statements are an integral part of this statement.

Town of Jacksonport

Door County, Wisconsin

STATEMENT OF ACTIVITIES - MODIFIED CASH BASIS FOR THE YEAR ENDED DECEMBER 31, 2018

Functions/Programs	Expenditures	Program Revenues		Net (Expenditures) Revenue and Changes in Net Position
		Charges for Services	Operating Grants and Contributions	Total
GOVERNMENTAL ACTIVITIES				
General government	\$ 509,993	\$ 4,557	\$ -	\$ (505,436)
Public safety	860,767	25,137	16,393	(819,237)
Public works	213,791	462	112,808	(100,521)
Health and human services	3,515	2,500	-	(1,015)
Culture and recreation	49,249	21,252	5,800	(22,197)
Conservation and development	5,482	-	-	(5,482)
Principal and interest on long-term debt	76,152	-	-	(76,152)
Total governmental activities	<u>\$ 1,718,949</u>	<u>\$ 53,908</u>	<u>\$ 135,001</u>	<u>(1,530,040)</u>
General revenues				
Taxes				
Property taxes				440,231
Other taxes				35,930
State grants and other contributions not restricted to specific functions				13,537
Interest and investment earnings				7,133
Miscellaneous				2,275
Proceeds from long-term debt				1,360,000
Total general revenues				<u>1,859,106</u>
Change in net position				329,066
Net position - January 1				<u>617,107</u>
Net position - December 31				<u>\$ 946,173</u>

The notes to the basic financial statements are an integral part of this statement.

Town of Jacksonport

Door County, Wisconsin

BALANCE SHEET - GENERAL FUND - MODIFIED CASH BASIS DECEMBER 31, 2018

ASSETS

Cash and investments	\$ 1,311,268
Restricted cash and investments	<u>455,836</u>
Total assets	<u>\$ 1,767,104</u>

LIABILITIES AND FUND BALANCE

Liabilities	
Accrued and other current liabilities	\$ 865
Due to other governments	713,722
Property taxes collected for subsequent year	<u>106,344</u>
Total liabilities	<u>820,931</u>
Fund balance	
Restricted	455,836
Committed	98,455
Unassigned	<u>391,882</u>
Total fund balance	<u>946,173</u>
Total liabilities and fund balance	<u>\$ 1,767,104</u>

The notes to the basic financial statements are an integral part of this statement.

Town of Jacksonport

Door County, Wisconsin

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE GENERAL FUND - MODIFIED CASH BASIS FOR THE YEAR ENDED DECEMBER 31, 2018

REVENUES

Taxes	\$ 476,161
Intergovernmental	133,138
Licenses and permits	28,714
Public charges for services	25,094
Miscellaneous	<u>24,908</u>
Total revenues	<u>688,015</u>

EXPENDITURES

Current	
General government	109,361
Public safety	83,069
Public works	213,791
Health and human services	3,515
Culture and recreation	49,249
Conservation and development	5,482
Debt service	
Principal	73,844
Interest and fiscal charges	2,308
Capital outlay	<u>1,178,330</u>
Total expenditures	<u>1,718,949</u>

Excess of revenues under expenditures	<u>(1,030,934)</u>
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OTHER FINANCING SOURCES

Long-term debt issued	<u>1,360,000</u>
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Net change in fund balance 329,066

Fund balance - January 1 617,107

Fund balance - December 31 \$ 946,173

The notes to the basic financial statements are an integral part of this statement.

Town of Jacksonport

Door County, Wisconsin

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE BUDGET AND ACTUAL - GENERAL FUND - MODIFIED CASH BASIS FOR THE YEAR ENDED DECEMBER 31, 2018

	Budget			Variance Final Budget - Positive (Negative)
	Original	Final	Actual	
REVENUES				
Taxes	\$ 471,679	\$ 471,679	\$ 476,161	\$ 4,482
Intergovernmental	129,438	129,438	133,138	3,700
Licenses and permits	4,400	4,400	28,714	24,314
Public charges for services	3,300	14,961	25,094	10,133
Miscellaneous	2,200	2,200	24,908	22,708
Total revenues	611,017	622,678	688,015	65,337
EXPENDITURES				
Current				
General government	112,200	111,413	109,361	2,052
Public safety	68,900	63,432	83,069	(19,637)
Public works	207,007	211,623	213,791	(2,168)
Health and human services	4,300	3,519	3,515	4
Culture and recreation	35,400	49,249	49,249	-
Conservation and development	5,250	5,482	5,482	-
Debt service				
Principal	74,679	74,679	73,844	835
Interest and fiscal charges	3,281	3,281	2,308	973
Capital outlay	100,000	1,460,000	1,178,330	281,670
Total expenditures	611,017	1,982,678	1,718,949	263,729
Excess of revenues under expenditures	-	(1,360,000)	(1,030,934)	329,066
OTHER FINANCING SOURCES				
Long-term debt issued	-	1,360,000	1,360,000	-
Net change in fund balance	-	-	329,066	329,066
Fund balance - January 1	617,107	617,107	617,107	-
Fund balance - December 31	<u>\$ 617,107</u>	<u>\$ 617,107</u>	<u>\$ 946,173</u>	<u>\$ 329,066</u>

The notes to the basic financial statements are an integral part of this statement.

Town of Jacksonport Door County, Wisconsin

NOTES TO BASIC FINANCIAL STATEMENTS DECEMBER 31, 2018

B. RESTRICTED ASSETS

Restricted assets on December 31, 2018 totaled \$455,836 and consisted of cash and investments held for the following purposes:

General Fund	Amount	Purpose
Park improvements	\$ 125,000	Park grant funds received to be used for park improvements
Town Hall and fire station	270,939	Unused debt proceeds received to be used for town hall and fire station improvements
Fire department	59,897	To account for fire department fundraisers and donations to be used for fire department expenditures
Total	<u>\$ 455,836</u>	

C. LONG-TERM OBLIGATIONS

The following is a summary of changes in long-term obligations of the Town for the year ended December 31, 2018:

	Beginning Balance	Issued	Retired	Ending Balance	Due Within One Year
Governmental activities:					
General Obligation Debt					
Notes	\$ 116,325	\$ -	\$ 73,844	\$ 42,481	\$ 42,481
State trust fund loans	-	1,360,000	-	1,360,000	-
Governmental activities Long-term obligations	<u>\$ 116,325</u>	<u>\$1,360,000</u>	<u>\$ 73,844</u>	<u>\$1,402,481</u>	<u>\$ 42,481</u>

Total interest paid during the year on long-term debt totaled \$2,308.

General Obligation Debt

General obligation debt currently outstanding is detailed as follows:

	Date of Issue	Final Maturity	Interest Rates	Original Indebtedness	Balance 12/31/18
General obligation promissory notes	01/26/16	01/26/19	2.02%	\$ 125,000	\$ 42,481
State Trust Fund Loan	09/05/18	03/15/38	4.50%	302,255	302,255
State Trust Fund Loan	10/16/18	03/15/38	4.50%	1,057,745	1,057,745
Total Outstanding General Obligation Debt					<u>\$ 1,402,481</u>

Annual principal and interest maturities of the outstanding general obligation debt of \$1,402,481 on December 31, 2018 are detailed below:

Year Ended December 31,	Governmental Activities		
	Principal	Interest	Total
2019	\$ 42,481	\$ 861	\$ 43,342
2020	22,008	88,046	110,054
2021	49,845	60,210	110,055
2022	52,088	57,966	110,054
2023	54,432	55,623	110,055
2024-2028	310,891	239,382	550,273
2029-2033	387,632	162,641	550,273
2034-2038	483,104	67,168	550,272
	<u>\$ 1,402,481</u>	<u>\$ 731,897</u>	<u>\$ 2,134,378</u>

Town of Jacksonport Door County, Wisconsin

NOTES TO BASIC FINANCIAL STATEMENTS DECEMBER 31, 2018

Legal Margin for New Debt

The Town's legal margin for creation of additional general obligation debt on December 31, 2018 was \$12,461,174 as follows:

Equalized valuation of the Town	\$ 277,273,100
Statutory limitation percentage	(x) 5%
General obligation debt limitation, per Section 67.03 of the Wisconsin Statutes	13,863,655
Outstanding general obligation debt applicable to debt limitation	1,402,481
Legal margin for new debt	<u>\$ 12,461,174</u>

D. FUND EQUITY

Restricted Fund Balance and Net Position

In the fund financial statements and government-wide financial statements, portions of general fund balance and net position are not available for appropriation or are legally restricted for use for a specific purpose. At December 31, 2018, restricted fund balance and net position was as follows:

Restricted for	
Park improvements	\$ 125,000
Town Hall and fire station	270,939
Fire department	59,897
Total Restricted Fund Balance and Net Position	<u>\$ 455,836</u>

Committed Fund Balance

In the fund financial statements, portions of general fund balance is committed by Town Board action. At December 31, 2018, fund balance was committed as follows:

Committed for	
Capital outlay expenditures	\$ 48,455
Park improvements	50,000
Total Committed Fund Balance	<u>\$ 98,455</u>

NOTE 4: OTHER INFORMATION

A. RISK MANAGEMENT

The Town is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the government carries commercial insurance.

B. CONSTRUCTION COMMITMENTS

The Town entered into a contract during 2018 to construct a Town Hall/Fire Station financed by issuance of \$1,360,000 general obligation notes. The total contract, with change orders, totaled \$1,334,229. During 2018, the Town paid \$1,089,061 with the remaining balance of \$245,168 paid in 2019. The Town had restricted fund balance of \$270,939 at December 31, 2018 for the final payment and other ancillary costs.

C. CONTINGENCIES

From time to time, the Town is party to other various pending claims and legal proceedings. Although the outcome of such matters cannot be forecast with certainty, it is the opinion of management and legal counsel that the likelihood is remote that any such claims or proceedings will have a material adverse effect on the Town's financial position or results of operations.

SUPPLEMENTARY INFORMATION

Town of Jacksonport

Door County, Wisconsin

GENERAL FUND - DETAILED COMPARISON OF REVENUES AND OTHER FINANCING SOURCES - BUDGET AND ACTUAL - MODIFIED CASH BASIS FOR THE YEAR ENDED DECEMBER 31, 2018

	Budget			Variance Final Budget - Positive (Negative)
	Original	Final	Actual	
Taxes				
General property	\$ 441,779	\$ 441,779	\$ 440,231	\$ (1,548)
Forest crop and managed forest land taxes	2,500	2,500	7,131	4,631
Room tax	25,000	25,000	28,799	3,799
Other taxes	2,400	2,400	-	(2,400)
Total taxes	471,679	471,679	476,161	4,482
Intergovernmental				
State				
State shared taxes	9,698	9,698	9,698	-
Fire insurance dues	7,000	7,000	6,793	(207)
Tax exempt computer aid	40	40	40	-
Transportation	112,235	112,235	112,235	-
Recycling	465	465	-	(465)
Forest croplands	-	-	311	311
Severance, yield, withdrawal	-	-	3,488	3,488
Other local aids				
County recycling rebate	-	-	573	573
Total intergovernmental	129,438	129,438	133,138	3,700
Licenses and permits				
Licenses				
Business and occupational	3,000	3,000	3,565	565
Dog	-	-	12	12
Permits				
Building	1,400	1,400	25,137	23,737
Total licenses and permits	4,400	4,400	28,714	24,314
Public charges for services				
General government	600	600	880	280
Highway	-	-	462	462
Cemetery	-	-	2,500	2,500
Park	200	200	250	50
Launch fees	2,500	14,161	21,002	6,841
Total public charges for services	3,300	14,961	25,094	10,133
Miscellaneous				
Interest on investments	1,000	1,000	7,133	6,133
Hall rental	200	200	100	(100)
Sale of Town property	-	-	100	100
Donations	-	-	17,575	17,575
Other	1,000	1,000	-	(1,000)
Total miscellaneous	2,200	2,200	24,908	22,708
Total Revenues Collected	611,017	622,678	688,015	65,337
Other financing sources				
Long-term debt issued	-	1,360,000	1,360,000	-
Total Revenues Collected and Other Financing Sources	\$ 611,017	\$ 1,982,678	\$ 2,048,015	\$ 65,337

Town of Jacksonport

Door County, Wisconsin

GENERAL FUND - DETAILED COMPARISON OF EXPENDITURES - BUDGET AND ACTUAL - MODIFIED CASH BASIS FOR THE YEAR ENDED DECEMBER 31, 2018

	Budget			Variance Final Budget - Positive (Negative)
	Original	Final	Actual	
General Government				
Board	\$ 23,300	\$ 23,300	\$ 23,899	\$ (599)
Attorney	5,000	5,000	5,359	(359)
Clerk/Treasurer	29,700	29,700	30,796	(1,096)
Elections	4,000	4,000	6,981	(2,981)
Audit	8,500	7,150	-	7,150
Assessor	12,200	12,200	12,200	-
Town hall/fire station	11,200	12,595	12,595	-
Insurance	14,000	14,000	14,321	(321)
Miscellaneous	3,000	2,168	1,901	267
Payroll expenses	1,300	1,300	1,309	(9)
Total general government	112,200	111,413	109,361	2,052
Public Safety				
Fire department	68,900	63,432	60,005	3,427
Building inspection	-	-	23,064	(23,064)
Total public safety	68,900	63,432	83,069	(19,637)
Public Works				
Highway maintenance	117,007	122,010	117,850	4,160
Snow control	65,000	65,000	78,878	(13,878)
Sidewalks	12,000	12,000	4,445	7,555
Street lighting	6,000	6,000	6,005	(5)
Garbage	1,000	845	825	20
Recycling	6,000	5,768	5,788	(20)
Total public works	207,007	211,623	213,791	(2,168)
Health and human services				
Animal control	800	582	504	78
Cemetery	3,500	2,937	3,011	(74)
Total health and human services	4,300	3,519	3,515	4
Culture and Recreation				
Parks	18,000	39,972	39,972	-
Recreation facilities and education	17,400	9,277	9,277	-
Total culture and recreation	35,400	49,249	49,249	-
Conservation and Development				
Economic development	4,000	4,232	5,300	(1,068)
Plan commission	1,250	1,250	182	1,068
Total conservation and development	5,250	5,482	5,482	-
Debt service				
Principal	74,679	74,679	73,844	835
Interest and fiscal charges	3,281	3,281	2,308	973
Total debt service	77,960	77,960	76,152	1,808
Capital Outlay				
Future capital reserve	100,000	100,000	89,269	10,731
Town hall and fire station	-	1,360,000	1,089,061	270,939
Total capital outlay	100,000	1,460,000	1,178,330	281,670
Total Expenditures	\$ 611,017	\$ 1,982,678	\$ 1,718,949	\$ 263,729