CREDIT RIVER TOWNSHIP

PROPOSED BUDGET/LEVY 2015

OVERVIEW

- Financial Highlights
- Proposed Levy/Levy Analysis
- 2015 Proposed Revenues & Expenditures
- 2014 Budget Summary
- 2015 Proposed Budget Summary
- CIP Forecast
- Estimated Market Valuation/Tax

FINANCIAL HIGHLIGHTS - CREDIT RATING

- Standard & Poor's Upgraded Township's Credit Rating by two notches in August 2014
- Rating was "AA-" upgraded to "AA+"
- Reasons sighted by Standard & Poor's for upgrade:
  - Strong Management Conditions including:
    - Solid revenue and expenditure assumptions
    - Long-term planning
  - Strong liquidity
  - Strong economy

FINANCIAL HIGHLIGHTS 2013

- 2013 Estimated Budget to Actual Expenses
  - General Fund Over Budget approximately $18,000
    - Mainly relates to Storm Drainage Engineering and Culvert Mtc/Drainage Mtc
    - Overage slightly offset with under budget balances in: Board and Staff Wages; Office/Town Hall Expenses
  - Road & Bridge Fund Over Budget approximately $12,000
    - Mainly relates to Snow Plowing
    - Overage slightly offset with under budget balances in: Cut Trees/Brush; Paved Street Mtc and Unpaved Street Mtc

FINANCIAL HIGHLIGHTS 2014

- 2014 Year – to – Date
  - General Fund Overages approximately $23,000
    - Mainly due to Drainage and Fire Contract Expense
    - May be off set if under budget in other areas at year end
  - Road and Bridge Fund Overages approximately $27,000
    - Mainly due to Snow Plowing and Patching
    - May be off set if under budget in other areas at year end

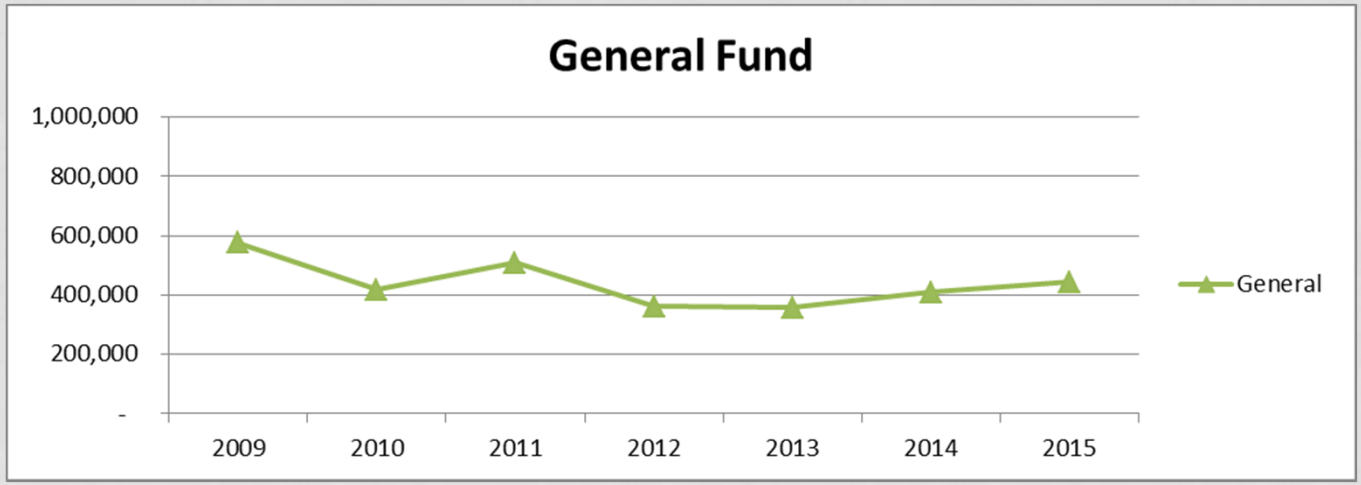
SUMMARY OF 2013 & 2014 OVERAGES

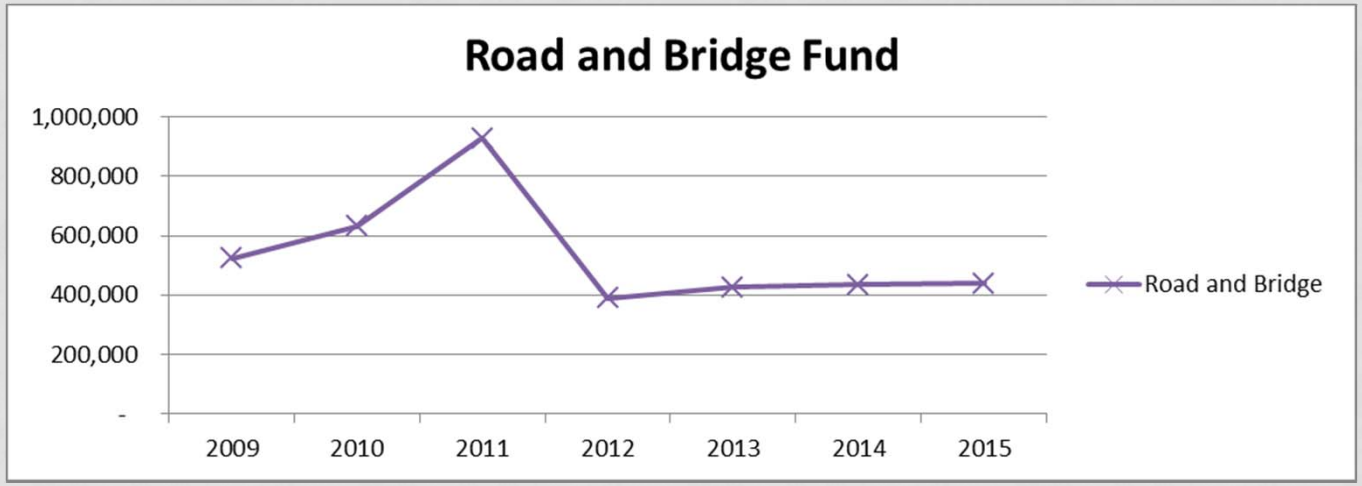
Description	Amount
Storm Drainage Engineering/Mtc (2013)	18,000
Snow Plowing (2013)	12,000
Drainage/Fire Contract (2014)	23,000
Snow Plowing & Patching (2014)	27,000
Total	**80,000**

LEVY ANALYSIS

Funds	2009 Actual	2010 Actual	2011 Actual	2012 Actual	2013 Actual	2014 Actual	2015 Proposed
General	575,000	418,250	509,314	362,600	358,000	410,276	443,767
Road and Bridge	525,000	631,750	928,156	390,000	426,000	435,000	440,000
Park	-	-	-	-	-	-	-
Lot Fees	-	-	-	-	-	-	-
Turn Lane Fees	-	-	-	-	-	-	-
Street Signs	-	-	15,000	15,000	15,000	-	15,000
Incorporation	-	-	-	-	-	-	-
Cress View Lane	-	-	-	-	-	-	-
Murphy Lake (Cty Rd 75)	-	-	-	-	-	-	-
Capital Improvements Fund	-	-	-	334,378	252,915	255,000	270,000
GO Improvement Bonds 2009	-	-	47,530	48,022	48,345	53,751	58,695
GO Improvement Bonds 2012	-	-	-	-	49,740	45,973	47,538
Project Fund 2015	-	-	-	-	-	-	-
Total	1,100,000	1,050,000	1,500,000	1,150,000	1,150,000	1,200,000	1,275,000
Increase (decrease) from prior year							
Amount	118,707	(50,000)	450,000	(350,000)	-	50,000	75,000
Percentage	12%	-5%	43%	-23%	0%	4%	6%
Market Valuation (tax year)	924,871,300	870,500,400	836,903,500	815,314,100	785,916,600	809,000,200	893,623,000
Increase (Decrease)	49,619,100	(54,370,900)	(33,596,900)	(21,589,400)	(29,397,500)	23,083,600	84,622,800
Percentage	5.67%	-5.88%	-3.86%	-2.58%	-3.61%	2.94%	10.46%

LEVY ANALYSIS





2015 PROPOSED REVENUES

Funds	Levy	Special Assessments	Other Revenue	Total Budgeted Revenues
General	443,767	-	40,170	**483,937**
Road and Bridge	440,000	3,348	28,000	**471,348**
Park	-	-	7,500	**7,500**
Lot Fees	-	-	-	**-**
Turn Lane Fees	-	-	-	**-**
Street Signs	15,000	-	-	**15,000**
Incorporation	-	-	-	**-**
Cress View Lane	-	-	-	**-**
Murphy Lake (Cty Rd 75)	-	-	-	**-**
Capital Improvements Fund	270,000	79,970	-	**349,970**
GO Improvement Bonds 2009	58,695	36,297	-	**94,992**
GO Improvement Bonds 2012	47,538	72,643	-	**120,181**
Project Fund 2015	-	74,209	1,283,037	**1,357,246**
Total	**1,275,000**	**266,467**	**1,358,707**	**2,900,174**

2015 PROPOSED EXPENDITURES

Funds	Total Budgeted Expenditures	Levy	Special Assessments	Other Revenue	Cash Reserve Decrease/ (Increase)
General	**475,989**	443,767	-	40,170	(7,948)
Road and Bridge	**552,545**	440,000	3,348	28,000	81,197
Park	**20,000**	-	-	7,500	12,500
Lot Fees	**-**	-	-	-	-
Turn Lane Fees	**-**	-	-	-	-
Street Signs	**20,000**	15,000	-	-	5,000
Incorporation	**-**	-	-	-	-
Cress View Lane	**-**	-	-	-	-
Murphy Lake (Cty Rd 75)	**6,500**	-	-	-	6,500
Capital Improvements Fund	**-**	270,000	79,970	-	(349,970)
GO Improvement Bonds 2009	**96,885**	58,695	36,297	-	1,893
GO Improvement Bonds 2012	**118,115**	47,538	72,643	-	(2,066)
Project Fund	**1,357,246**	-	74,209	1,283,037	-
Total	**2,647,280**	**1,275,000**	**266,467**	**1,358,707**	**(252,894)**

2014 BUDGET SUMMARY

	2014 - Budget					
Funds	**Beginning Fund Balance**	**Estimated Revenues**	**Estimated Expenditures**	**Transfers Roads**	**Estimated Ending Fund Balance**	**Fund Balance as % of Expenditures**
General	376,239	449,659	(486,556)	-	339,342	70%
Road and Bridge	507,005	485,476	(489,205)	-	503,275	103%
Park	143,439	7,000	(20,084)	-	130,355	
Lot Fees	149,000	-	-	-	149,000	
Turn Lane Fees	245,565	-	-	-	245,565	
Street Signs	41,626	-	(16,675)	-	24,951	
Incorporation	178,345	-	-	-	178,345	
Cress View Lane	10,000	-	-	-	10,000	
Murphy Lake (Cty Rd 75)	48,280	-	(3,000)	-	45,280	
Capital Improvements Fund	607,169	327,116	(761,789)	-	172,496	
GO Improvement Bonds 2009	139,282	95,364	(93,705)	-	140,941	
GO Improvement Bonds 2012	153,535	132,613	(113,578)	62,823	235,393	
Monterey, Lynn and 207th St	82,823	-	(20,000)	(62,823)	-	
Totals	**2,682,307**	**1,497,227**	**(2,004,591)**	**-**	**2,174,943**	

2015 PROPOSED BUDGET SUMMARY

	2015 - Proposed Budget					
Funds	**Estimated Beginning Fund Balance**	**Budgeted Revenues**	**Budgeted Expenditures**	**Transfers Roads**	**Budgeted Ending Fund Balance**	**Fund Balance as % of Expenditures**
General	339,342	483,937	(475,989)	-	347,290	73%
Road and Bridge	503,275	471,348	(552,545)	-	422,078	76%
Park	130,355	7,500	(20,000)	-	117,855	
Lot Fees	149,000	-	-	-	149,000	
Turn Lane Fees	245,565	-	-	-	245,565	
Street Signs	24,951	15,000	(20,000)	-	19,951	
Incorporation	178,345	-	-	-	178,345	
Cress View Lane	10,000	-	-	-	10,000	
Murphy Lake (Cty Rd 75)	45,280	-	(6,500)	-	38,780	
Capital Improvements Fund	172,496	349,970	-	-	522,466	
GO Improvement Bonds 2009	140,941	94,992	(96,885)	-	139,048	
GO Improvement Bonds 2012	235,393	120,181	(118,115)	-	237,459	
Project Fund 2015	-	1,357,246	(1,357,246)	-	-	
Totals	**2,174,943**	**2,900,174**	**(2,647,280)**	**-**	**2,427,837**	

CIP FORECAST

	2014	2015	2016	2017	2018	2019
Capital Fund Beginning Balance	**607,169**	**172,496**	**522,466**	**133,585**	**30,141**	**469,481**
Capital Fund Projected Levy	255,000	270,000	285,000	300,000	300,000	300,000
Capital Fund Projected Special Assessment Revenue	28,630	79,970	72,500	117,000	139,340	130,000
Capital Fund Bond/Financing Proceeds	-	1,283,037	-	-	1,769,081	-
Estimated Prepayments (Current Year Projects)	43,486	74,209	39,283	27,392	96,841	34,320
Capital Projects Total Revenue	**327,116**	**1,707,216**	**396,783**	**444,392**	**2,305,262**	**464,320**
Estimated Cost of Overlays and Reconstructs						
Township Portion	326,933	573,131	392,832	273,918	832,516	343,200
Resident Portion	434,856	742,091	392,832	273,918	968,406	343,200
Total Estimtated Costs	**761,789**	**1,315,221**	**785,664**	**547,836**	**1,800,922**	**686,400**
Less: Bond Issuance Costs	-	42,025	-	-	65,000	
Capital Projects Ending Balance	**172,496**	**522,466**	**133,585**	**30,141**	**469,481**	**247,401**

ESTIMATED MARKET VALUE/TAX

% Value Range Inc/Dec	# of affected Properties	Average Market Value 2014	Average Market Value 2015	Pay 2014 Net Payable 2014	Pay 2015 Net Payable 2015	Net Inc/Dec 2014 vs 2015	Net Difference % Change
+15.01+%	502	$ 411,000	$ 472,650	$ 583.75	$ 639.02	$ 55.28	9.5%
+10.01-15.00%	542	$ 411,000	$ 462,375	$ 583.75	$ 625.13	$ 41.38	7.1%
+5.01-10.00%	311	$ 411,000	$ 441,825	$ 583.75	$ 597.35	$ 13.60	2.3%
+0.01-5.00%	203	$ 411,000	$ 421,275	$ 583.75	$ 569.56	$ (14.18)	-2.4%
No Change	0	$ 411,000	$ 411,000	$ 583.75	$ 555.33	$ (28.41)	-4.9%
-0.01-5.00%	166	$ 411,000	$ 400,725	$ 583.75	$ 540.19	$ (43.55)	-7.5%
-5.01-10%	8	$ 411,000	$ 380,175	$ 583.75	$ 509.91	$ (73.84)	-12.6%
-10.01-15%	4	$ 411,000	$ 359,625	$ 583.75	$ 479.62	$ (104.12)	-17.8%
-15.01+	5	$ 411,000	$ 349,350	$ 583.75	$ 464.48	$ (119.26)	-20.4%