

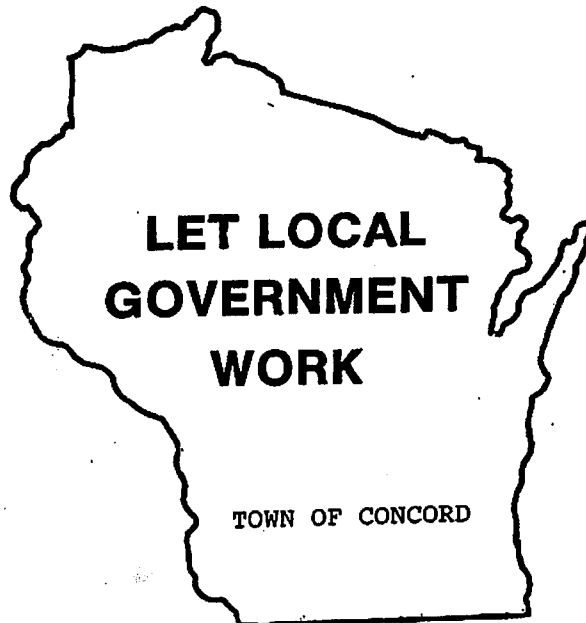


ANNUAL FINANCIAL REPORT

TOWN OF CONCORD

FOR THE YEAR ENDING DECEMBER 31, 2017

CHAIRMAN.....	BILL INGERSOLL
SUPERVISORS.....	TED MUELLER LLOYD ZASTROW
CLERK.....	BRIAN NEUMANN
TREASURER.....	JAMES ZASTROW
ASSESSOR.....	ASSOCIATED APPRAISAL
BUILDING INSPECTOR.....	THOMAS MARKS



TOWN OF CONCORD 1-262-593-8690

CHAIRMAN: William (Bill) Ingersoll  
W1281 Sunnyside Drive, Sullivan, WI 53178 1-262-593-2621  
bill.ingersoll@centurytel.net Cell 1-414-313-2621

SUPERVISOR: Ted Mueller  
W2117 Northside Drive, Watertown, WI 53094 1-920-988-2583  
muellerfarmswttn@yahoo.com

Lloyd Zastrow  
N6828 CTH-E, Oconomowoc, WI 53066-9017 1-262-593-8945  
lloydz@centurytel.net

CLERK: Brian Neumann  
N6830 County Road E, Oconomowoc, WI 53066  
concordclerk@gmail.com (M) 1-414-534-4220

TREASURER: James (Jim) Zastrow  
N6816 CTH-E, Oconomowoc, WI 53066-9017 1-262-593-8696  
jmzstrw@centurytel.net

#### TOWN BOARD MONTHLY MEETINGS:

The second Monday of each month beginning at 7:00 p.m. at the Town of Concord Community Center, W1095, Concord Center Drive, Sullivan, WI 53178.

#### ELECTION:

Concord Community Center – Polls are open from 7:00 a.m. and close at 8:00 p.m.

#### ANNUAL MEETING:

The annual meeting is held on the third Tuesday of April – 7:00 p.m. - Concord Community Center

#### PLAN COMMITTEE

Chairman: Lloyd Zastrow (1-262-593-8945)

Meetings: The 4<sup>th</sup> Tuesday of each month beginning at 7:00 p.m. - Concord Community Center

#### CONCORD HISTORICAL SOCIETY:

Contact: Cindy Arbiture (262-593-8099)

Meetings: The 2<sup>nd</sup> Tuesday of each month beginning at 7:00 p.m. at the Concord Center One Room School Museum, W1185 Concord Center Drive, Sullivan.

CONCORD SENIOR CENTER (Community Center): Contact: Bev Stendel (593-2509) Meetings:  
The 2<sup>nd</sup> Wednesday at 1:00 pm and the 4<sup>th</sup> Thursday at 12 Noon (Pot Luck Dinner)

BUILDING INSPECTOR: Tom Marks 262-490-0513  
N7884 Dead End Road, Ixonia, WI 53036

ASSESSOR: Associated Appraisal Consultants – 1-800-721-4157

TOWN WEBSITE: [www.concordwisconsin.org](http://www.concordwisconsin.org)

The annual meeting of the Town of Concord was called to order at 7:00 p.m. by the Chairman, Bill Ingersoll with Clerk Brian Neumann and Treasurer Jim Zastrow present. Bill led the assembly in the Pledge of Allegiance and Brian certified that the meeting has been properly posted. There were 18 residents in attendance.

Clerk Brian Neumann read the minutes from the April 19, 2016 annual meeting. Dale Konle moved to approve the minutes as read, seconded by Kim Miller and carried by voice vote.

Chairman Bill Ingersoll gave a PowerPoint Presentation and State of the Town of Concord report. Bill "Thanked" the town employees for the excellent work they do in maintaining the buildings, equipment, park, cemeteries and the town roads.

Lloyd Zastrow our county supervisor gave a quick update from the county. The main news is the county is having a hard time finding full and part time help such as nurses. The county is looking to re-write the wage rates. The county is also looking to add a satellite shop in Lake Mills and the Town of Concord to store plow trucks for service and fueling.

Treasurer Jim Zastrow reviewed the income portion of our Profit Loss report stating we received \$806,490.73 on a budget of \$553,882.00 The town received \$252,608.73 more than budgeted. This was mainly driven by the loan taken out to pay for the new snow plow truck.

Clerk, Brian Neumann reviewed the disbursements classified portion of the Profit & Loss statement. We spent \$780,691.10 on a budget of \$553,882.00 or \$226,809.10 over budget. This was mainly driven by the purchase of a new snow plow truck.

Brian read Tom Mark's Building Inspector report. There were 25 building permits, 35 electrical permits, 17 plumbing permits and 18 heating permits. We also had 5 new single family homes, 2 new mobile homes and 11 misc. permits.

Eugene Pagel moved to petition Jefferson County for \$5,068.00 in road aid, seconded by Dale Konle and carried by voice vote.

Bev Stendel moved to retain the ISB Community Bank as the town's depository, seconded by Kim Miller and carried by voice vote.

Bill noted the town picnic is on August 13, 2017 and the mood of the assembly is to continue the picnic tradition.

Bill noted that the next annual meeting will be held on April 17, 2018.

With no further business, Dale Konle moved to adjourn, seconded by Eugene Pagel and carried by voice vote.

Respectfully submitted, \_\_\_\_\_ Brian Neumann, Clerk

**Town of Concord  
 Balance Sheet  
 As of December 31, 2017**

	Dec 31, 17
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
11100 · Checking	249.44
11200 · Equipment Fund	6,434.73
11400 · Money Market Account	1,264,581.57
<b>Total Checking/Savings</b>	1,271,265.74
<b>Total Current Assets</b>	1,271,265.74
<b>Fixed Assets</b>	
18000 · Fixed Assets - Total	
18300 · CCC Bldg/Furn/Eq - Total	
18302 · CCC Building Cost - Asset	200,000.00
18309 · Accum CCC Bldg/Furn/Eq Pmts (-)	-200,000.00
<b>Total 18300 · CCC Bldg/Furn/Eq - Total</b>	0.00
18500 · EMS Assets - Total	
18501 · EMS Equipment Cost - Assets	68,000.00
18502 · Accum EMS Pmts (-)	-68,000.00
<b>Total 18500 · EMS Assets - Total</b>	0.00
<b>Total 18000 · Fixed Assets - Total</b>	0.00
<b>Total Fixed Assets</b>	0.00
<b>TOTAL ASSETS</b>	<b>1,271,265.74</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Other Current Liabilities</b>	
26100 · Advance Tax Collection	1,087,940.81
<b>Total Other Current Liabilities</b>	1,087,940.81
<b>Total Current Liabilities</b>	1,087,940.81
<b>Total Liabilities</b>	1,087,940.81
<b>Equity</b>	
39000 · Fund Balance	185,754.20
Net Income	-2,429.27
<b>Total Equity</b>	183,324.93
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>1,271,265.74</b>

**Town of Concord**  
**Profit & Loss Budget vs. Actual**  
 January through December 2017

	Jan - Dec 17	Budget	\$ Over Budget	% of Budget
<b>Income</b>				
41110 · General RE Prop Taxes - Total	341,523.83	340,170.00	1,353.83	100.4%
41140 · Mobile Home Fees/Pmts - Total	21,435.28	35,000.00	-13,564.72	61.2%
41150 · Forest Crop Managed Forest Aid	8,538.01			
43000 · Intergovernmental Revenues	152,545.83	152,061.00	484.83	100.3%
44000 · Bldg Permit/License Fee - Total	33,694.54	9,800.00	23,894.54	343.8%
46000 · Public Charges for Services	46,308.52	14,851.00	31,457.52	311.8%
48110 · Interest Income	1,357.43	1,500.00	-142.57	90.5%
48500 · Donations from Individ or Org	691.00			
48900 · Misc Revenues	847.62	500.00	347.62	169.5%
<b>Total Income</b>	<b>606,942.06</b>	<b>553,882.00</b>	<b>53,060.06</b>	<b>109.6%</b>
<b>Gross Profit</b>	<b>606,942.06</b>	<b>553,882.00</b>	<b>53,060.06</b>	<b>109.6%</b>
<b>Expense</b>				
51100 · Legislative - Board Exp & Wages	27,308.86	28,700.00	-1,391.14	95.2%
51300 · Legal Expense	0.00	1,500.00	-1,500.00	0.0%
51400 · Gen Admin (w/Clerk & Election)	24,677.11	26,035.00	-1,357.89	94.8%
51500 · Financial Admin Treas/Assessor	23,576.81	23,570.00	6.81	100.0%
51600 · Gen Bldgs and Prop - Total	42,083.84	41,900.00	183.84	100.4%
51932 · Highway Insurance Exp	3,962.00	4,000.00	-38.00	99.1%
51938 · Other Insurance Exp	8,882.50	7,750.00	1,132.50	114.6%
52200 · Fire Protection - Fire Runs Exp	88,761.62	100,000.00	-11,238.38	88.8%
52300 · EMS & Ambulance Exp	49,048.13	40,000.00	9,048.13	122.6%
52400 · Building Inspector Exp	23,155.64	5,700.00	17,455.64	406.2%
53311 · Highway Maint Dept - Total	261,846.91	227,377.00	34,469.91	115.2%
53420 · Street Light Exp	2,336.58	2,500.00	-163.42	93.5%
53640 · Weed & Nuisance Control Exp	0.00	2,000.00	-2,000.00	0.0%
54100 · Animal Control and Vet Exp	2,825.00	2,250.00	575.00	125.6%
54910 · Cemetary Maintenance	2,953.75	3,000.00	-46.25	98.5%
55200 · Park Maintenance	8,187.95	7,500.00	687.95	109.2%
55300 · Recreation Prog (Town Picnic)	3,162.14	3,000.00	162.14	105.4%
56900 · Planning - Conserv/Develop	900.00	1,900.00	-1,000.00	47.4%
57324 · Highway Equip Outlay (Exp)	11,796.09			
58000 · Debt Service - Total	23,906.40	25,200.00	-1,293.60	94.9%
6560xx · Payroll Expenses	0.00			
<b>Total Expense</b>	<b>609,371.33</b>	<b>553,882.00</b>	<b>55,489.33</b>	<b>110.0%</b>
<b>Net Income</b>	<b>-2,429.27</b>	<b>0.00</b>	<b>-2,429.27</b>	<b>100.0%</b>

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Accrual Basis

**Town of Concord**  
**Annual Report Emp Earnings Summary**  
January through December 2017

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	<u>Jan - Dec 17</u>
Bankert, Ernest A.	21,840.00
Christian, Keith	1,210.00
Gennerman, Morris J	848.75
Ingersoll, William A	12,365.00
Metz, Mitchell	7,177.50
Mueller, Ted	5,670.00
Neumann, Brian F	14,988.00
Pagenkopf, Craig	18,567.50
Stamper, Jason	11,747.50
Stendel, Beverly L	2,362.50
Stendel, David	2,191.00
Zastrow, James H	10,248.00
Zastrow, Lloyd	5,880.00
<b>TOTAL</b>	<b><u>115,095.75</u></b>

## 2017 Building Permit Summary & Breakdown

2016 / 2017

Total Building Permits <small>(Total includes NSF &amp; Misc)</small>	25 / 34
Total Electric Permits	35 / 37
Total Plumbing Permits	17 / 13
Total Heating Permits	18 / 22

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Total New Single Family Homes – NSF	5 / 5
Total New Mobile Homes/Slabs	5 / 5

Total Misc: Pole Bldg, Ag. Bldg, Cell Tower....	11 / 10
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Ag. Bldg – 1 Pole Bldg -2 Comm. Bldg. – 1  
Shed – 1 Cell Tower – 1 Det. Garage – 3  
Enclose Lean-to – 1