



## Oaks of Savannah

## Highlights

**In** 2021 we renovated the corner across from the monument; removing the plants damaged from a fallen tree, fixing the edging, putting down new landscape fabric, and mulching. One of our board members, Beth Guyer, is planning to move to a new neighborhood so Catherine Brown will be taking over her responsibilities. We thank Beth for her many years service and welcome Catherine!

- The 2022 association dues will remain at the current level of \$150.

### **Mailboxes (Stain 3-5yr Cycle/Boxes~15yr)**

All mailboxes were replaced in 2019 so there was only minor maintenance and repairs in 2021. In 2022 we will continue to make repairs as required. Please contact us to report any damage.

### **Pond (Annually)**

In 2022 we will continue to maintain the water quality, silt levels, reduce overgrowth, eliminate noxious weeds, and reintroduce native grasses/flowers/plants. We also continue to remove debris from the three rainwater runoff drains and cleaning them on a regular basis. This year we will be removing some additional trees that were damaged from a beaver in the fall. We will also continue mowing around the pond on a more frequent basis.

**Please note:** The pond buffer zone is maintained by the association in partnership with the City of Champlin and it is not acceptable to plant in this area or dump debris. If homeowners dump debris (grass clippings, leaves, compost bins, twigs & branches) or plant in the buffer zone they will be charged for cleanup.

### **Hedge Maintenance (Annually)**

Continue with the annual maintenance of refreshing the mulch in addition to the annual trimming.

### **Boulevard (Annually)**

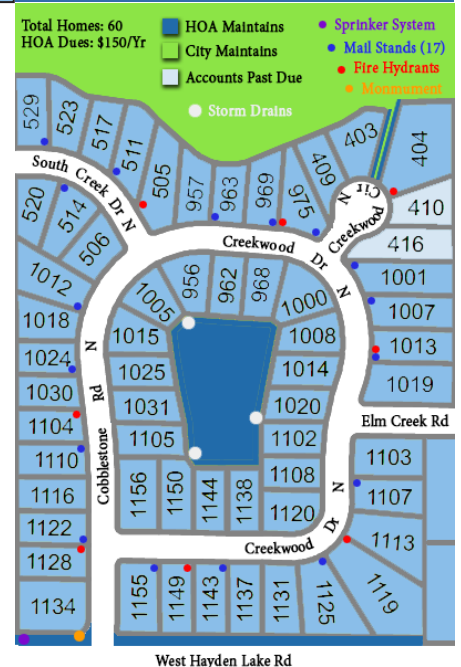
Our board member (Greg Breuckman) will continue mowing, fertilizing, and completing the fall cleanup to keep costs to a minimum. In addition we will continue the regular maintenance of refreshing mulch, trimming trees, and edging. In 2021 we were able to work with the homeowner on the corner across from the monument to refresh this area after one of the trees fell during a storm and damaged the existing plants.

### **Sprinkler System (Annually)**

In 2021 we completed some maintenance to the control box concrete base as it had settled on one side. We will continue to use Stoltenberg / Mid-State Lawn Irrigation for sprinkler & water startup/shutdown and repairs.

### **Monument (Stain 3-5yr/Paint ~10yr/Flowers Annually)**

Annual planting, mulch refresh, and trimming of the bushes/trees will continue in 2022. We will also complete repairs to the lighting and the mortar as needed.



## 2022 Proposed Budget

	<i>Proposed 2021</i>	<i>Actual 2021</i>	<i>Proposed 2022</i>
<b>Assets (Estimated)</b>			
Cash & Cash Equivalents	\$ 3,614.52	\$ 5,200.63	\$ 5,366.89
Association Dues (2 Past Due 2021)	\$ 300.00	\$ 300.00	\$ 150.00
Association Dues (0 Past Due> 1yr)	\$ 150.00	\$ -	\$ -
<b>Total Financial Assets</b>	<b>\$ 4,064.52</b>	<b>\$ 5,500.63</b>	<b>\$ 5,516.89</b>
<b>Non-Profit Income</b>			
Association Dues	\$ 8,100.00	\$ 8,250.00	\$ 8,250.00
Recovered Past Dues	\$ 500.00	\$ 875.00	\$ 300.00
<b>Gross Income</b>	<b>\$ 8,600.00</b>	<b>\$ 9,125.00</b>	<b>\$ 8,550.00</b>
<b>Expenses</b>			
Insurance	\$ (1,500.00)	\$ (1,504.40)	\$ (1,990.74)
Office Expenses	\$ (60.00)	\$ (63.00)	\$ (70.00)
Utilities			
Water	\$ (700.00)	\$ (1,018.61)	\$ (800.00)
Electrical	\$ (400.00)	\$ (419.00)	\$ (450.00)
Repair and Maintenance			
Lawn Service	\$ (2,220.00)	\$ (2,093.79)	\$ (2,195.00)
Mailbox Maintenance	\$ (300.00)	\$ (87.56)	\$ (100.00)
Boulevard Maintenance	\$ (500.00)	\$ (516.99)	\$ (500.00)
Hedge Maintenance	\$ (300.00)	\$ -	\$ (200.00)
Pond Maintenance	\$ (1,000.00)	\$ (200.00)	\$ (1,400.00)
Irrigation	\$ (400.00)	\$ (210.00)	\$ (220.00)
Monument	\$ (500.00)	\$ (638.55)	\$ (200.00)
Monument Lights	\$ (20.00)	\$ (51.82)	\$ (40.00)
Misc.			
Website	\$ (20.00)	\$ (19.17)	\$ (20.00)
PO Box	\$ (130.00)	\$ (166.00)	\$ (198.00)
<b>Total Expenses</b>	<b>\$ (8,050.00)</b>	<b>\$ (6,988.89)</b>	<b>\$ (8,383.74)</b>
<b>Net Income</b>	<b>\$ 550.00</b>	<b>\$ 2,136.11</b>	<b>\$ 166.26</b>

**2022 Proposed Budget Highlights**  
We will continue to maintain the current association dues of \$150 as everything is well maintained. We will reassess next year based on maintenance needs and inflationary pressure.

### **Volunteers Needed**

Please consider assisting with the spring and fall cleanup around the pond. We will typically post on Facebook ahead of time and it helps tremendously to have additional assistance.

### **Past Due Association Dues**

Only two homeowners are currently past due on their association dues. Thanks to everyone who consistently keeps current as it reduces overall time/costs in rebilling. If anyone is having issues paying due to financial hardship please reach out as soon as possible so we can work with you. A late fee of \$25/yr. will continue to be charged for late payments.

### **Contact Address**

Oaks of Savannah Association  
PO Box 118  
Champlin, MN 55316

## Association Board Members

Jon Lokken  
1024 Cobblestone Rd N  
*Responsibilities*

- Annual Meetings
- Board Meetings
- Website/Newsletter/Facebook
- Volunteer Coordination

Greg Breuckman  
1020 Creekwood Dr N  
*Responsibilities*

- Sprinklers Systems
- Lawn Maintenance
- Lawn Care Contracts
- Pond Maintenance

Catherine Brown  
1144 Creekwood Dr N  
*Responsibilities*

- Budget
- Income
- Expenses
- Taxes