



Attachment A
Regular Meeting
12-14-2023

Treasurer Report for November 2023

Assessments

Assessments Received: 500,701.77

Bond Payments Due:

03/30/2024 - \$ 43,265.44

09/30/2024 - \$ 43,740.89

Trees for Tuscola Fund Balance \$ 2,700.00

Monthly Income and Expenses

November: \$ 494,753.83

November Expenses: \$ 78,677.07

Bank Balances as of November 30, 2023

Restricted Reserve Account: \$ 704,335.99

Restricted Interest: \$ 20,585.33

Unrestricted Funds: \$ 657,182.21

<u>Available Bank Balance today (on Unrestricted Funds)</u>	\$ 693,204.83
Less outstanding checks & open payables	<u>-\$ 99,735.07</u>
Available Bank Balance on Unrestricted Funds today	\$ 593,469.76

Christmas Trees Electrical Vs Solar

Attachment B
Regular Meeting 12/14/2023
3 pages

As many know, for many years, we had Christmas trees lining the main street of this park.

We had trees on both the outgoing and incoming lanes, coming into the park. Trees lined all of Tuscola up to the entrance of phase two. Trees went around the main gazebo and on both sides of Holiday Park Way, where the center island is.

The storm from two years ago, wiped out every outlet, in one form or another.

Before leaving to go back up North last April, I met with Carmella, Cheryl and Steve, the head of maintenance. I knew then, that with all the damage done within the park, the electrical outlets were not of top priority. I met with Carmella and Steve again, when I return in October. The new plan discussed, includes cutting down the number of trees we had before. Before, we had a total of 149 outlets lining our streets. In new plan, we would have a total of 77 outlets, cutting the numbers down to half. I have given Steve and them, a new layout, showing what the total number of trees would be, under the new plan. It in fact, as I stated, cuts the numbers down by half. If a section had 14 trees, under the new plan, there would only be seven, spaced out in the same area. The numbers would be done the same way in all other areas.

All the outlets you see lining the streets are out of order. Either they are broken or the power lines coming to them are dead. Those lines are almost twenty years old since they were installed and not all the wiring was done in the same manner, as has been found out over the years, when trying to repair them.

Now the discussion has come down to, do we still want to do electrical outlets or try solar trees. I only want to have the trees back up, lining our streets like we had for so many years, one way or the other. Steve from maintenance has said, whatever the people, the board decide, he and the crew will go with it and get it done.

So I have put together a list, showing the pro's and con's of both having electrical or solar Christmas trees, lining our streets.

Pro's and Con's with Electrical Outlets.

Pro's

With the new electrical outlets, they will all be moved further away from the streets, then they are now. At present, all the outlets are anywhere from 5 feet to 6 feet, from the edge of the street. They can be set a little more off the street and at a height of 18". This will enable people to see them a lot better then if only 10", as some are now. This was explained to me by Steve, the head of maintenance, plus once they are in place, a marker can be placed near the outlet, with reflector tape, so people will see them at night. Seeing them a lot better, if in a golf card or a vehicle. Some right now are right on the ground, while others are up a little. The one's down on the ground pose a problem with the red ants, grass growing around the outlet and bees in some cases.

Also discussed was the option of having the outlets at 10", with a guard around the bottom to protect from the weed wackers, cutting into the pvc tubes etc. But having a guard around the bottom also posed the problem of ants still getting inside, grass growing up around the outlet and not being able to get it out.

Using the electrical outlets, we would still be able to use the different colored lights or white lights, every other year, as we have been for many years now. I keep a chart showing what was used in any given year, so we are sure to rotate as was agreed to many years ago.

Using those trees, they are a little over 5 feet high and about 3 feet across.

Con for Electrical

YES, we are using electricity for the time the trees are up, which is from Thanksgiving weekend, till after New Years Day, which means about 6 1/2, 7 weeks total, plus doing the time we are not using the outlets all the time after.

The cost for replacing all the outlets (77 of them) would be in the range I think, costing say at least \$100 per outlet, as told to me by Steve, which would include the outlets, electrical boxes, wiring, conduit to be around \$7,700.00. But I'm thinking it will be more, as there will be a lot of conduit and wiring required for the full project, say even around \$10,000.00 or more.

Pro's and Con's using Solar Trees

Pro's

These trees would be away from the street, the same as the electrical outlets. We could place them anywhere we want, placing the base and the power unit together, at a distance, just like when using the electrical trees.

To help keep them from being blown over by winds, whatever, we could install say 4 tent stakes on each base, something like is used for the pop up tents.

Using solar trees, would mean we wouldn't be using any electrical power for however many weeks they're up.

When done using them, we would just take the pole sections apart, coil the lights together and put them back into the box they came in, along with the solar unit for each tree, for storage.

Using those trees, they are around 4 feet high (but can check on 5 footers) and they're about 2 feet across. Those cost I think was \$35.00 a piece, with a total of \$2,695 dollars for 77 of them.

Using 6 foot trees, they are about 2 feet across, costing about \$64.00 a piece, times the 77, would come to \$4,928.00.

Con for Solar

Using the solar trees, would mean we wouldn't be rotating the colors from one year till the next. They would be all white or colored. We would only be buying one color, not a mix.

If we tried to order both colored and white for the 4 feet trees, at \$35.00 each, times the 77, we would be talking say \$5,390.00

To order both colored and whites for the 6 foot trees, at \$64.00 each, times the 77, the total would be \$9,856.

So everyone has an idea of what it would cost to get the Christmas trees back up in place, either electrical or solar.

Explain about the "Men's Club" and comments being made and who I work for.