

Schedule of Fees, Charges and Rates

DECREASE	INCREASE					
Category	Description	2021	2022	2023	2024	2025
CONSUMER PRICE INDEX						
CPI-U	Gov't CPI-U from previous year	1.30%	4.70%	8.00%	4.10%	3.00%
CPI-U	BOT Approved Increase	1.30%	0.00%	0.00%	4.10%	3.00%
DUES & ASSESSMENTS						
Membership	Owner Dues	\$60.00	\$60.00	\$60.00	\$60.00	\$60.00
Membership	Tenant Dues	\$60.00	\$60.00	\$60.00	\$60.00	\$60.00
Membership	Associate Dues	\$60.00	\$60.00	\$60.00	\$60.00	\$60.00
Membership	Initiation Fee (200% of Assessments)	\$669.79	\$1,000.00	\$1,000.00	\$1,774.76	\$1,824.40
Assessment	Operating Assessment	\$412.14	\$412.14	\$412.14	\$429.04	\$441.91
Assessment	Roads Assessment	\$100.67	\$0.00	\$0.00	\$0.00	\$0.00
Assessment	Capital Assessment	\$38.85	\$0.00	\$0.00	\$0.00	\$0.00
Assessment	Lake Assessment	\$118.13	\$0.00	\$0.00	\$0.00	\$0.00
Assessment	Pool Assessment	\$125.00	\$0.00	\$0.00	\$0.00	\$0.00
Assessment	Capital Reserve Assessment	\$0.00	\$382.65	\$382.65	\$398.34	\$410.29
D&A Fees	Payment Plan Interest Rate	10.00%	10.00%	10.00%	10.00%	10.00%
D&A Fees	Late Fee - missed invoice due date	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
D&A Fees	Late Fee - 60 days past due	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
D&A Fees	CC Fee	2.80%	2.80%	2.80%	2.80%	3.00%
D&A Fees	Replacement Membership & Family Card	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
D&A Fees	Replacement Vehicle sticker	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
D&A Fees	Bad Check Fee	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00
East Gate & South Gate Access						
Barcode	Enrollment Fee	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00
Barcode	Annual Member Fee	\$15.00	\$20.00	\$25.00	\$25.00	\$25.00
Barcode	Non-Resident Family Mbr Fee	\$25.00	\$25.00	\$30.00	\$30.00	\$30.00
Barcode	Reactivation Fee	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00
Swipe Card	Enrollment Fee	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Swipe Card	Annual Member Fee	\$30.00	\$30.00	\$30.00	\$30.00	\$30.00
LAKES						
Watercraft	Motorized Registration	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00
Watercraft	Non-motorized Registration	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
Watercraft	Test drive permit	\$75.00	\$75.00	\$75.00	\$75.00	\$75.00
Watercraft	Replacement Sticker	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Watercraft	Slip Rental	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
LODGE						
Lodge	Rental Deposit	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Lodge	Rental Fee: Mon - Thurs, 6 hours	\$125.00	\$150.00	\$175.00	\$175.00	\$175.00
Lodge	Rental Fee - Mon - Thurs, ea additional hour	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Lodge	Rental Fee: Fri - Sun, 6 hours	\$175.00	\$200.00	\$225.00	\$225.00	\$225.00
Lodge	Rental Fee - Fri - Sun, ea additional hour	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Lodge	Rental - hourly cleaning charges	\$25.00	\$25.00	\$55.00	\$55.00	\$55.00
Lodge	Rental - maintenance repairs	\$0.00	\$0.00	\$55.00	\$65.00	\$65.00
MARINA						
Marina	Rental Deposit	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Marina	Rental Fee: Mon - Thurs, 6 hours	\$125.00	\$150.00	\$175.00	\$175.00	\$175.00
Marina	Rental Fee - Mon - Thurs, ea additional hour	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Marina	Rental Fee: Fri - Sun, 6 hours	\$175.00	\$200.00	\$250.00	\$250.00	\$250.00
Marina	Rental Fee - Fri - Sun, ea additional hour	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Marina	Rental - hourly cleaning charges	\$25.00	\$25.00	\$55.00	\$55.00	\$55.00
Marina	Rental - maintenance repairs	\$0.00	\$0.00	\$55.00	\$65.00	\$65.00
POOL						
Pool	Rental Deposit	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Pool	Rental Fee: 1 - 50 guests, 2 hour min	\$45.00	\$60.00	\$85.00	\$100.00	\$100.00
Pool	Rental Fee: 51 - 75 guests, 2 hour min	\$70.00	\$90.00	\$115.00	\$125.00	\$125.00
Pool	Rental Fee: 76 - 100 guests, 2 hour min	\$95.00	\$110.00	\$135.00	\$150.00	\$150.00
Pool	Grandchild Pass	\$5.00	\$5.00 1	\$5.00	\$5.00	\$5.00

Schedule of Fees, Charges and Rates

DECREASE	INCREASE					
Category	Description	2021	2022	2023	2024	2025
Pool	Guest Pass	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
Pool	Rental - hourly cleaning charges	\$25.00	\$25.00	\$55.00	\$55.00	\$55.00
Pool	Rental - maintenance repairs	\$0.00	\$0.00	\$55.00	\$65.00	\$65.00

LWM						
LWM	First Tote, One-time Fee, No Charge	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LWM	Additional Totes, One-time Fee	\$45.00	\$65.00	\$65.00	\$65.00	\$65.00
LWM	Qrtly Collection Fee - 1st tote	\$55.00	\$65.00	\$65.00	\$68.00	\$70.00
LWM	Qrtly Collection Fee - ea addt'l tote	\$0.00	\$10.00	\$10.00	\$10.00	\$10.50
LWM	Quarterly Environmental fee	\$2.50	\$2.50	\$2.50	\$2.50	\$2.50
LWM	Late Fee	10.00%	10.00%	10.00%	10.00%	10.00%
LWM	CC Fee	2.80%	2.80%	2.80%	2.80%	3.00%
LWM	Large Item Pickup Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LWM	Large Item Pickupee - Special Items	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
LWM	Leaf Pickup Fee	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LWM	Tire Pickup Fee, per tire	\$2.00	\$2.00	\$2.00	\$2.00	\$2.00
LWM	Capital Improvement Account Annual Contribution	\$10,000	\$0	\$0	\$0	\$0
LWM	Capital Improvement Account Minimum T	\$100,000	\$0	\$0	\$0	\$0
LWM	Capital Reserve Savings		\$30,000	\$30,000	\$36,000	\$30,000
LWM	LPOA Building Rent	\$12,000	\$12,000	\$12,000	\$15,000	\$15,000
LWM	LPOA Operations Contribution	\$11,741	\$68,796	\$72,295	\$75,000	\$75,000

LVIM						
LVIM	Spectrum Increase	0.0%	0.0%	4.0%	4.0%	4.0%
LVIM	Internet	\$69.50	\$69.50	\$72.50	\$75.50	\$78.50
LVIM	Video/Cable	\$49.50	\$49.50	\$51.50	\$53.50	\$55.50
LVIM	Late Fee Type1	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
LVIM	Late Fee Type2	\$200.00	\$200.00	\$200.00	\$200.00	\$200.00
LVIM	Late Fee Refund	\$175.00	\$175.00	\$175.00	\$175.00	\$175.00
LVIM	Reactivation Fee	\$125.00	\$125.00	\$125.00	\$125.00	\$125.00
LVIM	CC Fee	2.80%	2.80%	2.80%	2.80%	2.80%

MISC						
Misc	Lot Mowing	\$40.00	\$40.00	\$40.00	\$55.00	\$55.00
Misc	POD Fee - first extension	\$5.00	\$5.00	\$5.00	\$5.00	\$5.00
Misc	POD Fee - second extension	\$10.00	\$10.00	\$10.00	\$10.00	\$10.00
Misc	POD Fee - third extension	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00

FINES						
Fine	Category 1	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Fine	Category 2	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Fine	Category 2a	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Fine	Category 3	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Fine	Category 3a	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Fine	Category 4	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Fine	Category 5	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Fine	Category 5a	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00
Fine	Rules violation Membership card	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Fine	Failure to Remove unauthorized Building c	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Fine	Moving Sale Sign Violation first offense	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Fine	Moving Sale Sign Violation two or more o	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Fine	Junk Motor Vehicle	\$200.00	\$200.00	\$200.00	\$200.00	\$200.00
Fine	Brush Clean-up, additional charges	\$45.00	\$45.00	\$45.00	\$45.00	\$45.00

REWARD						
Reward	Vandalism	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00

CONSTRUCTION PERMITS and DEPOSITS						
Permit	House, Const	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00
Deposit	House, Const	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00
Permit	Road Impact	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Deposit	Road Impact	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Permit	Road Cut for Sewer	\$300.00	\$300.00	\$300.00	\$300.00	\$300.00

## Schedule of Fees, Charges and Rates

DECREASE	INCREASE					
Category	Description	2021	2022	2023	2024	2025
Deposit	Road Cut for Sewer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Permit	Performance Bond for Sewer Road	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00
Deposit	Performance Bond for Sewer Road	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Permit	Garage, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Deposit	Garage, Const	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Permit	Room Addition, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Deposit	Room Addition, Const	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Permit	Porches, Patios, Decks, Const	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Porches, Patios, Decks, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Permit	In-ground Pool, Const	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Deposit	In-ground Pool, Const	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Permit	TV Dish Antenna	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	TV Dish Antenna	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Permit	Solar Panel, Const	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Solar Panel	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Permit	Dock, Boat Lift, Shelter, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Deposit	Dock, Boat Lift, Shelter, Const	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Permit	Shoreline Protection, Const	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Shoreline Protection, Const	\$250.00	\$250.00	\$250.00	\$250.00	\$250.00
Permit	Driveway Culvert/Tile, Const	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Driveway Culvert/Tile, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Permit	Outbuilding Const.	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Outbuilding, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Permit	Fences Const.	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Fences, Const	\$50.00	\$50.00	\$50.00	\$50.00	\$50.00
Permit	Ditch Fill	\$25.00	\$25.00	\$25.00	\$25.00	\$25.00
Deposit	Ditch Fill	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Permit	Reclamation/Alteration	\$100.00	\$100.00	\$100.00	\$100.00	\$100.00
Deposit	Reclamation/Alteration	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00
Permit	Dredging & Silt Removal	\$15.00	\$15.00	\$15.00	\$15.00	\$15.00
Deposit	Dredging & Silt Removal	\$500.00	\$500.00	\$500.00	\$500.00	\$500.00
Permit	Driveway (Blacktop or Cement), Const	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Deposit	Driveway (Blacktop or Cement), Const	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

### OFFICERS AND MANAGER FINANCIAL AUTHORITY CONTROLS AND LIMITATIONS

Fin. Limits	General Manager's Maximum Authorized	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000
Fin. Limits	General Manager's Maximum Bank Funds	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Fin. Limits	Bank Deposit Trigger - Checks	\$1,000	\$1,000	\$1,000	\$1,000	\$1,000
Fin. Limits	Bank Deposit Trigger - Cash Receipts	\$200	\$200	\$200	\$200	\$200
Fin. Limits	Petty Cash Fund Maximum Balance	\$100	\$100	\$100	\$100	\$100
Fin. Limits	Non-budgeted Expense, Maximum Approval	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Fin. Limits	General Manager's Discretionary Spending	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Fin. Limits	Minimum Bid Amount Requiring BOT Review	\$2,000	\$2,000	\$2,000	\$2,000	\$2,000
Fin. Limits	Minimum Bid Amount Requiring 3 Compet	\$5,000	\$5,000	\$5,000	\$5,000	\$5,000
Fin. Limits	Invoice Requirement, Minimum Amount	\$500	\$500	\$500	\$500	\$500
Fin. Limits	BOT Borrowing Limit	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000

### INSURANCE COVERAGE LIMITS

Insurance	Misappropriation of Funds Coverage	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000
Insurance	Accounts Receivable Bond	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Insurance	Accounts Payable Bond	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000
Insurance	Minimum Project Cost Requiring Performance	\$30,000	\$30,000	\$30,000	\$30,000	\$30,000
Insurance	POA Members, RV Minimum Personal Liability	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000