

Minutes of LEHOA: November, 2019

The Board of Directors met November 11, 2019 at 6:00pm at Unit #42. Board members in attendance were: Mike Sweeney, President; Graham Spurrier, Vice President; Joe Tummers, Treasurer; Bruce Hoff, Member at Large; Betty Jackson, Secretary.

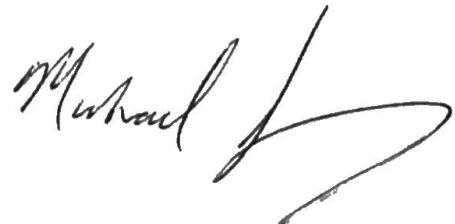
Old Business:

- The October Minutes and Financials were approved and can be viewed by the community at: www.lehoa.net
- Completion of the collection bin for the drainage problem at Unit #4 has been completed.
- The landscaping at unit #68 has been completed. The bricks that were moved to down the tree between units #32 & #34 are to be placed around the replacement tree.
- The water seepage under unit #68 is a negligible amount with the sump pump that was installed several months ago. Currently no action will occur at this time but will continue to monitor the situation next spring.
- The two Bradford Pear trees have been trimmed in order to prevent splitting or falling on Unit #48. The cost of of the trimming was \$540.

New Business:

- The Board received three bids for the lawn care. Total Lawn Care is awarded this contract.
- Upon reviewing the 2020 Homeowners' insurance policy cost, it was determined that more quotes were warranted. The Board will make the decision for the choice of the insurance company once the quote is obtained.
- The 2020 budget will be finalized by November 25th upon obtaining the insurance quote. Minutes from the follow-up meeting to finalize insurance and budget will be distributed to the community in a timely manner.
- Reminder: Please send changes to the directory to any of the Board members for the 2020 Directory.

The next regular Board meeting will be at 6:00pm on December 9th at Unit #42.

A handwritten signature in black ink, appearing to read "Michael Sweeney". The signature is written in a cursive style with a large, sweeping flourish at the end.

Bank Info October 2019

Operating Bank Acct# xxxxx4911						
	Balance September 30				\$36,865.56	
Income						
10/2, 10/9/2019	HOA Dues			\$ 3,910.00		
10/31/2019	Dividend			\$ 4.92		
				\$ 3,914.92		
	<i>subtotal</i>					
Expenses						
10/3/2019	Plott Creek			\$ 1,225.00		
10/11/2019	Reserve Expense			\$ 630.00		
10/9/2019	Check #1119			\$ 21.89		
				\$ 1,876.89		
	<i>subtotal</i>					
				\$ 36,865.56	\$ 3,914.92	\$ 1,876.89
	Balance October 31					\$ 38,903.59
Reserve Bank Acct# xxxxx4903						
	Balance September 30				\$ 43,584.08	
10/11/2019	Reserve Deposit			\$ 630.00		
10/31/2019	Dividend			\$ 11.21		
				\$ 641.21	\$ 0.00	
	<i>subtotal</i>					
	Balance October 31					\$ 44,225.29
Total Accounts						\$ 83,128.88

LE Income / Expense 2019 (prepared by Joe Tummers)

Acct #	Account Description	Budget	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD	Bal	
4000	Operating Account																
	Income																
41051	Association Dues	\$ (60,480)	\$ (8,740.00)	\$ (3,940.00)	\$ (4,560.00)	\$ (4,125.00)	\$ (6,320.00)	\$ (4,400.00)	\$ (4,400.00)	\$ (4,400.00)	\$ (6,360.00)	\$ (3,910.00)			\$ (61,115.00)	\$ (9,395.00)	
41052	Late Fees	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
41055	Returned Checks	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
41055	Interest	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
	Total Income	\$ (60,480.00)	\$ (8,740.00)	\$ (3,940.00)	\$ (4,560.00)	\$ (4,125.00)	\$ (6,320.00)	\$ (4,400.00)	\$ (4,400.00)	\$ (4,400.00)	\$ (6,360.00)	\$ (3,910.00)			\$ (61,115.00)	\$ (9,395.00)	
6000	**Expense**																
61100	Administrative																
61108	Annual Meeting	50				30.00									\$ 30.00	\$ 20.00	
61102	Legal Consultation														\$ 0.00	\$ 0.00	
61180	Postage	50					16.50								\$ 16.50	\$ 33.50	
61180	Annual Report	50													\$ 0.00	\$ (3,177.44)	
61245	Insurance	25,500													\$ 0.00	\$ 25,500.00	
61260	Electricity & Maintenance																
61275	Painting, Caulking	500					117.47	895.00							\$ 1,012.47	\$ (612.47)	
61275	Guilt	1,700													\$ 0.00	\$ 1,700.00	
61280	Other	6,000				980.00		1,850.00	79.45						\$ 2,909.45	\$ 3,090.55	
61285	Pool														\$ 0.00	\$ 0.00	
61290	Driveways										200.00				\$ 200.00	\$ 200.00	
61400	Landscaping & Grounds																
61430	Grounds	16,800	3262.00	1,225.00	1,275.00	1,275.00	1,225.00	1,225.00	1,225.00	1,225.00	1,225.00	1,225.00			\$ 14,391.00	\$ 2,409.00	
61450	Landscapes	400													\$ 0.00	\$ 400.00	
61510	Tree Maintenance	1,000									2050.00		1,590.00		\$ 3,640.00	\$ (2,640.00)	
61900	Other General Expenses																
61960	Corporate IRS Reports	20													\$ 0.00	\$ 20.00	
62000	Professional Fees & Audit	500	69.00	69.00	69.00	69.00	69.00	69.00	69.00	69.00	69.00	69.00			\$ 392.00	\$ 108.00	
62111	Office Expenses	150								139.46					\$ 139.46	\$ 10.54	
62120	Holiday Decorations														\$ 0.00	\$ 0.00	
62150	Returned Check Fees														\$ 0.00	\$ 0.00	
63000	Donations	100									50.00				\$ 50.00	\$ 50.00	
	General Reserve Fund	7,560	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00			\$ 6,300.00	\$ 1,260.00	
	Total Expenditures	\$ 90,980.00	\$ 12,910.00	\$ 5,880.00	\$ 9,880.00	\$ 8,250.00	\$ 12,910.00	\$ 8,605.00	\$ 8,625.00	\$ 8,625.00	\$ 12,910.00	\$ 8,625.00	\$ 8,625.00	\$ 2,870.00	\$ 0.00	\$ 11,840.00	\$ 24,700.76
	Total Net Operating Income	\$ 28.00	\$ (3,501.83)	\$ (2,038.50)	\$ (2,668.00)	\$ (1,118.99)	\$ (4,244.70)	\$ (2,382.48)	\$ (688.80)	\$ (2,281.62)	\$ (1,206.66)	\$ (2,038.03)	\$ 2,870.00	\$ 0.00	\$ (19,304.32)	\$ 19,302.38	
61000	Reserve Account																
	Monthly Transfer from 61095	7,560	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00	630.00			\$ 6,300.00	\$ 1,260.00	
	Dividend	100	22.35	8.93	10.07	9.80	10.38	10.22	10.72	10.88	10.69	11.21			\$ 115.36	\$ (15.36)	
	Balance Reserve Account	\$ 7,660.00	\$ 652.35	\$ 638.93	\$ 640.07	\$ 639.80	\$ 640.38	\$ 640.22	\$ 640.72	\$ 640.88	\$ 640.69	\$ 641.21	\$ 0.00	\$ 0.00	\$ 6,115.36	\$ 1,544.64	