December, 2019 Minutes of LEHOA

The Board of Directors met December 9th at 6:00pm at Unit #42. The Board members present were Mike Sweeney, President; Graham Spurrier, Vice President; Joe Tummers, Treasurer; Betty Jackson, Secretary.

Old Business:

- The November Minutes and Financial were approved and can be viewed by the community at: www.lehoa.net
- Awaiting a bid from Isaac Villanueva for an annual inspection of crawl spaces.

New Business:

- We have incurred legal expenditures in December due to a homeowner filing a lawsuit. The legal fees will occur in the December Financials.
- A maintenance request has been made by unit #34. The homeowners' mail has been getting wet. Mike will contact the postal system.
- Deborah Lewis, (unit#29), has agreed to assist with an audit of the LEHOA books in January.
- The new homeowners insurance policy includes a \$1000 deductible. Unit owners will be responsible for \$250 of the deductible. The HOA will be responsible for \$750 of the deductible.
- Reminder to dog owners: please remember to pick up after walking your dog(s).

The next Board meeting will be at 6:00pm on January 13th at unit #42.

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Balance Reserve Account	Dividend	Monthly Transfer from 91085	Reserve Account	2:	Total Net Operating Income	Total Expenditures	5 General Reserve Fund	63000 Donations	62150 Returned Check Fees	61120 Holiday Decorations	62111 Office Expenses	62080 Professional Fees & Audit	61960 Corporate IRS Reports	Other General Expenses	61510 Tree Maintenance	61455 Landscape	61430 Grounds	Landscaping & Grounds	61290 Driveways	61285 Roof	61280 Other	61278 Gutters	61275 Painting, Caulking	Bidg. Repairs & Maintenance	61245 Insurance	61188 Annual Report	61180 Postage	61162 Legal Consultation	61108 Annual Meeting	Administrative	**Expenses**		Total Income	41053 Interest	41055 Returned Checks	41052 Late Fees	41051 Association Dues \$	**Income**	Operating Account	Account Description	
\$7,860,00 \$	100	7,580			\$ 28.00	\$ 60,558	7,560	100			150	588	20		1,000	500	16,800				6,000	1,720	500		25,500	20	50	THE REAL PROPERTY.	50				K(60,530.0 \$	(50) \$	0	0	(60,480) \$	SERVICE SERVIC	To the second	Budget	
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Bank Info November 2019 (Prepared by Joe Tummers)

The second of th	123	Balance November 20		-	Balance October 31	Reserve Bank Acct# xxxx4903	balance November 33			11/25/2019 Total Lawn Care Trim Bradford Pears #48/#52	11/20/2019 Erie Insurance Property & Liability Insurance	11/15/2019 Office Depot Endorsement Stamp	11/11/2019 Reserve Deposit Contribution to Reserve Account	11/6/2019 Plott Creek Tree Work & Removal of Stumps	11/6/2019 Plott Creek Grounds Maintenance	11/4/2019 Total Lawn Care Correct drainage #4 / w.	Expenses	11/30/2019 Dividend	
local Balance Both Accounts 11/30/19		subtotal	1	STATE OF THE PARTY	4			9	subtotal	d Pears #48/#52	lability insurance	t Stamp	to Reserve Account	Removal of Stumps	ntenance	Correct drainage #4 / water in crawlspace		subtotal	
		\$ 641,01	\$ 11.01	\$ 630.00	44,225.29			38,903.59 \$ 4,534.02					· · · · · · · · · · · · · · · · · · ·					4,5	\$ 4,530.00 \$ 4.02
\$ 65,854.55	\$ 44,866.30	\$ 0.00					\$ 20,988.25	\$ 22,449.36	\$ 22,449.36	\$ 540.00	\$ 17,647.00	\$ 27.36	\$ 630.00	\$ 1,100.00	\$ 1,225.00	\$ 1,280.00			