

Minutes for LEHOA Board Meeting on February 15, 2022 at #68 (Janis Verran) @ 6.00 pm

In attendance: Joe Tummers, Joe Abounader, Jim Cooper, Janis Verran, Mike Sweeney

- January Minutes were approved.
- January Financials were approved.

**Old Business:**

- Joe A. and Dennis will address landscaping issues between 8/10, 10/12, 16/18, and 28-32 in the spring. Joe A. will seek a bid to have topsoil brought into these areas where necessary.
- Debbie Lewis and Crystal Sweeney finished the 2021 audit of our financial records and found no discrepancies. The Board would like to thank these ladies for their service to the HOA.
- LEHOA was assessed a fine and penalty (\$53.81) for being late on our 2017 tax return; lodged protest with IRS. IRS responded with itemized penalty and interest; protest dismissed. 2018 and 2019 tax returns are pending.

**New Business:**

- 2021 taxes have been prepared. The Board approved payment of \$48 in income tax. The reason for payment is that the earned interest on LEHOA accounts exceeds \$100. LEHOA is not considered tax-exempt per the IRS.
- As a business operating in TN, we are required to annually register with the TN Secretary of State before April 1. This registration requires an electronic transfer of an annual fee of about \$25.00. The Board approved payment of the \$25 fee. Note: Anytime we change officers, we need to re-register, requiring another fee.
- The Board will inquire with several vendors as to the cost of a property management service. Two members will cycle off the Board in July. Please consider serving on the Board.
- \$222 was approved to repair the sump pump in #66 crawl space.

**MAINTENANCE REQUESTS (required for ALL job requests):**

- #48: Reports a roof leak around the chimney. Joe A will investigate.

**NEXT MEETING:** Monday, March 14, 2022 at unit # 68 at 6:00 pm