

# *Bryant Woods Homeowners Association*

February 12, 2019 7:00 PM

18571 Waxwing Way

## *Monthly Board Meeting Agenda*

- 1) Introduction of Members and Attendees
- 2) Roll call for quorum
- 3) Approval of minutes from last meeting
- 4) Attendee Comments
- 5) Action Topics
  - a) Pool Patio Project
  - b) 2019 Pool Information and Rules – adopt
  - c) Electronic Policy and Procedures – adopt
- 6) Committee Reports
  - a) Social
  - b) Communications
  - c) Common Area
  - d) Architecture
  - e) Pool
- 7) Treasurer's Report
- 8) President's Comments
- 9) Adjournment

<b>Bryant Woods Homeowners Association</b>		
<b>Balance Sheet Comparison</b>		
<b>As of January 31, 2019</b>		
	<b>2019</b>	<b>2018</b>
<b>ASSETS</b>		
101 Operating US Bank	48,634	66,770
120 Money Market US Bank	<u>47,144</u>	<u>44,109</u>
<b>Total Cash</b>	<b>95,779</b>	<b>110,878</b>
150 Accounts Receivable	61,661	55,799
Other Current Assets	<u>6,884</u>	<u>1,872</u>
<b>TOTAL ASSETS</b>	<b><u>164,324</u></b>	<b><u>168,549</u></b>
<b>LIABILITIES AND EQUITY</b>		
<b>Liabilities</b>		
200 Accounts Payable	445	1,181
Credit Cards	<u>336</u>	<u>374</u>
<b>Total Liabilities</b>	<b><u>781</u></b>	<b><u>1,556</u></b>
<b>Equity</b>		
305 Designated for R&R Reserve	47,106	44,106
380 Unrestricted Fund Balance	20,113	5,938
Net Income	<u>96,324</u>	<u>116,950</u>
<b>Total Equity</b>	<b><u>163,543</u></b>	<b><u>166,993</u></b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>164,324</b>	<b>168,549</b>
Saturday, Feb 02, 2019 11:26:32 AM GMT-8 - Accrual Basis		

<b>Bryant Woods Homeowners Association</b>			
<b>Budget vs. Actuals: FY 19 - FY19 P&amp;L</b>			
<b>January 2019</b>			
	<b>Actual</b>	<b>Budget</b>	<b>Remaining</b>
<b>Income</b>			
400 Revenue			0.00
401 Assessments	127,360	127,360	-
403 Other Income	3	410	407
450 Pool Income	<u>0</u>	<u>3,450</u>	<u>3,450</u>
<b>Total Income</b>	<b>127,363</b>	<b>131,220</b>	<b>3,857</b>
<b>Expenses</b>			
510 Pool Operations	1,463	46,600	45,137
610 Common Area Facilities	8,580	26,650	18,070
710 Social	-	3,900	3,900
720 Neighborhood Trash			-
721 Homeowners Trash & Yard Debris	-	6,500	6,500
750 Communication	180	950	770
770 Administration	1,242	11,670	10,428
800 One-Time Projects		2,000	2,000
806 Common Area Trails '19	2,520	6,000	3,480
850 Capital		5,000	5,000
858 Pool Deck/Patio '06 '19	17,055	18,000	945
863 Pool Lifeguard Chair '19	<u>0</u>	<u>4,000</u>	<u>4,000</u>
<b>Total Expenses</b>	<b><u>31,039</u></b>	<b><u>131,270</u></b>	<b><u>100,231</u></b>
<b>Net Operating Income</b>	<b>96,324</b>	<b>(50)</b>	<b>(96,374)</b>
<b>Transfers</b>			
997 Transfer to RR&R Fund	<u>0</u>	<u>(2,000)</u>	<u>(2,000)</u>
<b>Net Income &amp; Transfers</b>	<b><u>96,324</u></b>	<b><u>(2,050)</u></b>	<b><u>(98,374)</u></b>
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