

# Bryant Woods Homeowners Association

July 8, 2019 7:00 PM

Kathy Taylor – 18753 Indian Creek Drive

## 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) Neighborhood Walk Around – Karen
  - b) 4th of July – After Action Report – All
  - c) Pool Violations – Dick
  - d) Returning Board – Area of Responsibility
  - e) Nominating Committee – JD (3 yr term - 3, 2yr term - 1, 1yr term - 1)

6) Committee Reports

- a) Social
- b) Pool
- c) Communications
- d) Common Area
- e) Architecture

2020 Recruitment		
Terms of Board Members		
	Term Expires	
<del>JD Taylor</del>	9/30/19	Architectual
<del>Linda Fuchs</del>	9/30/19	Social
<del>Karen Logsdon</del>	9/30/19	Secretary
Dick Audley	9/30/20	Pool
<del>Holly Gosewehr</del>	9/30/20	VP
Kathy Taylor	9/30/20	Pres
David Rohrer	9/30/21	Common Area
<del>Gene Purtell</del>	9/30/21	Communications
Helen Falk	9/30/21	Finance

7) Treasurer's Report

- a) Financial Review YTD – on budget for the year
- b) Suggestions for FY20
  - i) Operations – needs? wants? known changes?
  - ii) Capital Plan – Path sealing \$10,000, Key System \$5,000, Bathrooms \$5,000

8) President's Comments

- a) Nominations Publish: Aug 1<sup>st</sup>; Mail Ballot Aug 15<sup>th</sup>, Annual Meeting Thursday Sept 5<sup>th</sup>
- b) Location of next month's meeting

Bryant Woods Homeowners Association				
Balance Sheet Comparison				
	30-Jun-19	30-Jun-18		
<b>ASSETS</b>				
<b>Current Assets</b>				
101 Operating US Bank	57,557	66,663		
120 Money Market US Bank	47,160	44,123		
130 Cash on hand	-	10		
150 Accounts Receivable	29,223	30,299		
153 Allowance Doubtful Accts	(1,000)	(1,000)		
160 Prepaid Expense	4,260	4,246		
<b>TOTAL ASSETS</b>	<b><u>137,199</u></b>	<b><u>144,342</u></b>		
<b>LIABILITIES AND EQUITY</b>				
200 Accounts Payable	5,252	6,541		
Credit Cards	1,986	1,204		
<b>Total Liabilities</b>	<b>7,238</b>	<b>7,745</b>		
<b>Equity</b>				
305 Designated for R&R Reserve	47,106	44,106		
380 Unrestricted Fund Balance	20,113	5,938		
Net Income	62,742	86,554		
<b>Total Equity</b>	<b><u>129,961</u></b>	<b><u>136,597</u></b>		
<b>TOTAL LIABILITIES AND EQUITY</b>	<b><u>137,199</u></b>	<b><u>144,342</u></b>		
<b>Bryant Woods Homeowners Association</b>				
<b>January - June, 2019</b>				
	Actual	Budget	Remaining	
<b>Income</b>				
400 Revenue	128,076	131,220	3,144	
<b>Total Income</b>	<b>128,076</b>	<b>131,220</b>	<b>3,144</b>	
<b>Expenses</b>				
510 Pool Operations	16,689	46,600	29,911	
610 Common Area Facilities	16,037	26,650	10,613	
710 Social	1,060	3,900	2,840	
720 Neighborhood Trash	2,685	6,500	3,815	
750 Communication	928	950	23	
770 Administration	3,994	11,670	7,676	
800 One-Time Projects	5,453	8,000	2,547	
850 Capital - Pool	18,489	27,000	8,511	
<b>Total Expenses</b>	<b>65,334</b>	<b>131,270</b>	<b>65,936</b>	
<b>Net Operating Income</b>	<b>62,742</b>	<b>(50)</b>	<b>(62,792)</b>	
<b>Transfer</b>				
997 Transfer to RR&R Fund		(2,000)	(2,000)	
<b>Net Income &amp; Transfers</b>	<b><u>62,742</u></b>	<b><u>(2,050)</u></b>	<b><u>(64,792)</u></b>	
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