



MINUTES
SPOA BOARD MEETING
April 17, 2017

Open Forum 6:30 PM

Pat Caballero & Janis Hasselberger of the SPOA ACC stopped by to discuss how to persuade new residents to follow the Covenants regarding ACC approval of new construction and other improvement projects, before starting on the aforementioned projects. It seems that some recent new residents didn't even know there were ACC rules! Janis Hasselberger of the ACC has drafted a very nice and informative "get to know the ACC" letter to send out to new residents. However, one of the issues faced is getting timely notification of new residents (quite often, a title company sends the SPOA incorrect contact info).

Board Meeting 7:00 PM

- **Review and Approval of Minutes** – George Graham submitted the previous month's Meeting Minutes for approval. There was no discussion, and the Minutes were approved as submitted.
- **Treasurer's Report** – Steve Amos submitted the Treasurer's Report for approval. There was no discussion, and the Treasurer's Report was approved as submitted.
- **Committee Activity Reports** - George Graham submitted the Committee Report. The Board accepted the report as submitted.

▪ **Old Business:**

- **Clubhouse Basketball Court Surface Worn** – A resident has notified the Board that our Basketball half-court is getting in bad shape; and after looking for ourselves, we agree. Since more younger-folks-with-children have been moving to Saddleridge in the past few years, the court is getting more use; and this use and age has taken its toll.

Update: The chosen vendor (CourTex) is running a bit behind schedule. Work was scheduled to start ~May 1; weather permitting; but that has now been pushed out a couple of weeks. The court will be unusable during the work, which should take about 3 days. This item will remain open.

- **Annual Spring Picnic Planning (April 8th; 11:00 AM to 1:00 PM)** – The annual SPOA spring picnic was held on April 8th from 11 AM to 1 PM at the Clubhouse. The attending Saddleridge residents and their families enjoyed the free food (Black's Bar-b-que brisket, sides, soft drinks, & desserts) and communing with neighbors and Board members. The Board guessed quite accurately on the amount of beef to get (very little left over); but over-estimated on the buns, and waaaay underestimated on the baked beans!

Sorry about that! As usual, the leftovers were donated to the Southside Community Center's homeless shelter in San Marcos. This item will now be closed until next year's event.

- **New Business:**

- Mowing Contractor Agreement & Pricing for SPOA Common Areas – The SPOA Treasurer (Steve Amos), the Landscape Committee Chairman (John Savage), and one ACC Member (Pat Caballero) met with the SPOA Mowing Contractor to discuss pay, duties, and accountability; and to execute a written agreement on such. Please note that the Contractor has always done a fine job for Saddleridge; but there was as yet no binding written agreement between the two parties. A clear written agreement was discussed, drafted, negotiated, and duly executed; so there will be no question of expected duties and pay going forward. This item will now be closed.
- 2017 Legislative Bills That May Affect the Saddleridge Covenants If Passed – There are currently 37 Bills which could affect HOA's (at last check) being considered by the 85th Texas Legislative Session. Some are good ideas; some are ridiculous. It's too early to worry about any of these just yet; so they will be monitored to see what gets signed into law. This item will remain open.

The meeting was adjourned at 7:30 PM.

SPOA
Balance Sheet
As of March 31, 2017

	Mar 31, 17	Mar 31, 16	\$ Change
ASSETS			
Current Assets			
Checking/Savings			
Ozona CD #305501	25,355.76	25,305.10	50.66
Ozona CD #305552	25,335.00	25,284.37	50.63
Ozona Checking	22,689.40	25,292.78	-2,603.38
Ozona Money Market	41,560.43	41,518.89	41.54
Total Checking/Savings	114,940.59	117,401.14	-2,460.55
Accounts Receivable			
Accounts Receivable	-196.00	-200.00	4.00
Total Accounts Receivable	-196.00	-200.00	4.00
Total Current Assets	114,744.59	117,201.14	-2,456.55
Other Assets			
Saddleridge Property	80,500.00	80,500.00	0.00
Total Other Assets	80,500.00	80,500.00	0.00
TOTAL ASSETS	195,244.59	197,701.14	-2,456.55
LIABILITIES & EQUITY			
Equity			
Opening Balance Equity	110,823.40	110,823.40	0.00
Retained Earnings	80,326.54	79,463.24	863.30
Net Income	4,094.65	7,414.50	-3,319.85
Total Equity	195,244.59	197,701.14	-2,456.55
TOTAL LIABILITIES & EQUITY	195,244.59	197,701.14	-2,456.55

Saddleridge Property Owners Association
Profit & Loss Budget vs. Actual
 January through March 2017

	Jan - Mar 17	Budget
Ordinary Income/Expense		
Income		
Clubhouse Usage Fee	225.00	175.00
HOA Dues Collected	6,904.00	193.44
Interest Assessed Fees	11.52	54.63
Interest Income	37.96	37.14
Resale Cert. Fee	300.00	150.00
Transfer Fees	250.00	150.00
Total Income	7,728.48	760.21
Expense		
Accounting		
Accounting-Bookkeeper	525.00	525.00
Total Accounting	525.00	525.00
Annual Septic Contract	0.00	0.00
Bank Charges		
Safe Deposit Box	40.00	40.00
Total Bank Charges	40.00	40.00
Clubhouse Expenses		
Cleaning	50.00	150.00
Insurance	0.00	0.00
Misc	0.00	86.58
Pest Control	102.84	102.84
Plumbing Repairs	45.21	
Repairs	0.00	500.00
Trash	102.68	80.74
Total Clubhouse Expenses	300.73	920.16
Dues Refund	0.00	96.00
Food for Saddleridge Meetings		
Food for Annual BBQ	0.00	0.00
Food for Saddleridge Meetings - Other	0.00	0.00
Total Food for Saddleridge Meetings	0.00	0.00
Insurance-HOA Liability	0.00	0.00
Insurance, D&O	0.00	0.00
Lawn Maintenance	324.76	324.76
Legal-Attorney Fees	0.00	0.00
Mailings	0.00	49.00
Miscellaneous		
Website Domain	0.00	0.00
Website Hosting Fee	0.00	0.00
Total Miscellaneous	0.00	0.00
PEC Electricity	410.12	595.94
Reconciliation Discrepancies	0.00	0.00
Taxes	2,033.22	1,928.74
Total Expense	3,633.83	4,479.60
Net Ordinary Income	4,094.65	-3,719.39
Net Income	4,094.65	-3,719.39



COMMITTEE ACTIVITY REPORT

Date: April 2017

Architectural Committee

Chairperson: Rick Cardenas 847-7363

Did not report.

Maintenance Committee

Chairperson: Bo Garrett 512-496-8358

The roadbed issues in Section 2 have been remedied by Hays County.

Landscape / Firewise Committee

Chairperson: John Savage 432-352-5031

Nothing to report.

Clubhouse Committee

Chairperson: Linda Rivera 512-757-2205

Did not report.

Neighborhood Watch Committee

Chairperson: Sheryl Martin 559-779-5510

We now have a full team of Block Captains!! The Web site has been updated with the new info.

Website Committee

Chairperson: Joe Williams 512-750-4274

Nothing to report.

Property Owners Committee

Chairperson: Francis Savage 847 0955

Did not report.