



**MINUTES**  
**SPOA BOARD MEETING**  
**July 19, 2021**

**Open Forum 6:30 PM**

There were no Open Forum items.

**Board Meeting 7:00 PM**

- **Review and Approval of Minutes** – George Graham submitted the previous month's Meeting Minutes for approval via earlier email. The Minutes were approved as submitted.
- **Treasurer's Report** – Lon Howard submitted the Treasurer's Report for approval via earlier email from the SPOA Bookkeeper. The Treasurer's Report was approved as submitted.
- **Committee Activity Reports** - George Graham submitted the Committee Report for approval via earlier email. The Committee Report was approved as submitted. Note that due to changes in the Property Code, SPOA now needs a new ACC volunteer. A volunteer request will be sent to residents via email.

- **Unfinished Business:**

- Covenants Section 3.01 Compliance Issue – A Covenants compliance legal action is still being considered for one property regarding continued violation of certain ACC rules. Progress is still being made by the owners; but all issues have not yet been remedied. Board and ACC members are continuing to work with the property owners to resolve the issues to the mutual satisfaction of both parties.

Due to the current SPOA lawyer not being a litigator, and due to the possible need to go to a JP Court for a ruling or injunction on this or other future issues, the Board is researching and interviewing local litigation lawyers should one eventually be needed.

This item will remain open.

- **New Business:**

- SPOA August Picnic Planning - The 2021 SPOA Picnic is scheduled for Saturday August 7<sup>th</sup> from 12:00 AM until 2:00 PM. It was decided that this will be a simple get-together with no agenda; other than to hang out with your neighbors and eat hot dogs, chips, beans, and drinks.

This item will remain open.

- Architectural Control Committee Members Needed - Due to changes in the Property Code regulations, SPOA now needs a new ACC volunteer by the

end of August (when the new rules take effect). A volunteer request will be sent to residents via email.

This item will remain open.

The meeting was adjourned at 7:35 PM.

**SPOA**  
**Balance Sheet**  
As of June 30, 2021

	<u>Jun 30, 21</u>	<u>Jun 30, 20</u>	<u>\$ Change</u>
<b>ASSETS</b>			
<b>Current Assets</b>			
<b>Checking/Savings</b>			
Broadway Bank CD 7439	52,461.26	51,322.34	1,138.92
Broadway Bank CD 7440	25,696.49	25,138.63	557.86
Ozona Checking	36,230.69	26,790.02	9,440.67
Ozona Money Market	16,727.55	16,719.18	8.37
<b>Total Checking/Savings</b>	<u>131,115.99</u>	<u>119,970.17</u>	<u>11,145.82</u>
<b>Accounts Receivable</b>			
Accounts Receivable	-877.09	-588.59	-288.50
<b>Total Accounts Receivable</b>	<u>-877.09</u>	<u>-588.59</u>	<u>-288.50</u>
<b>Total Current Assets</b>	<u>130,238.90</u>	<u>119,381.58</u>	<u>10,857.32</u>
<b>Other Assets</b>			
Saddleridge Property	80,500.00	80,500.00	0.00
<b>Total Other Assets</b>	<u>80,500.00</u>	<u>80,500.00</u>	<u>0.00</u>
<b>TOTAL ASSETS</b>	<b><u>210,738.90</u></b>	<b><u>199,881.58</u></b>	<b><u>10,857.32</u></b>
<b>LIABILITIES &amp; EQUITY</b>			
<b>Equity</b>			
Opening Balance Equity	110,823.40	110,823.40	0.00
Retained Earnings	99,346.89	88,668.08	10,678.81
Net Income	568.61	390.10	178.51
<b>Total Equity</b>	<u>210,738.90</u>	<u>199,881.58</u>	<u>10,857.32</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>210,738.90</u></b>	<b><u>199,881.58</u></b>	<b><u>10,857.32</u></b>

**Saddleridge Property Owners Association**  
**Profit & Loss Budget vs. Actual**  
 January through June 2021

	Jan - Jun 21	Budget
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
Clubhouse Usage Fee	150.00	75.00
HOA Dues Collected	4,320.00	413.00
Interest Assessed Fees	16.76	84.25
Interest Income	13.36	173.86
Resale Cert. Fee	200.00	300.00
Transfer Fees	350.00	300.00
Uncategorized Income	0.00	0.00
<b>Total Income</b>	<b>5,050.12</b>	<b>1,346.11</b>
<b>Expense</b>		
<b>Accounting</b>		
Accounting-Bookkeeper	1,110.00	1,131.42
<b>Total Accounting</b>	<b>1,110.00</b>	<b>1,131.42</b>
<b>Annual Septic Contract</b>	<b>0.00</b>	<b>245.00</b>
<b>Bank Charges</b>		
Safe Deposit Box	40.00	40.00
Service Charges	0.00	0.00
<b>Total Bank Charges</b>	<b>40.00</b>	<b>40.00</b>
<b>Clubhouse Expenses</b>		
Cleaning	84.29	0.00
Cleaning Supplies	0.00	0.00
Furnishings	379.21	0.00
Garbage Bags	33.95	0.00
Insurance	0.00	0.00
Maintenance Labor	47.68	105.51
Misc	0.00	696.66
Pest Control	286.87	205.68
Plumbing Repairs	0.00	0.00
Repairs	38.81	10.81
Septic Cleaning and Service	245.00	0.00
Trash	177.25	229.22
<b>Total Clubhouse Expenses</b>	<b>1,293.06</b>	<b>1,247.88</b>
<b>Food for Saddleridge Meetings</b>		
Food for Annual BBQ	0.00	903.33
Neighborhood Watch	0.00	0.00
<b>Total Food for Saddleridge Meetings</b>	<b>0.00</b>	<b>903.33</b>
<b>Improvements</b>		
<b>Landscaping</b>		
Entrance	0.00	7.00
Landscaping - Other	0.00	115.56
<b>Total Landscaping</b>	<b>0.00</b>	<b>122.56</b>
<b>Total Improvements</b>	<b>0.00</b>	<b>122.56</b>
<b>Insurance-HOA Liability</b>	<b>0.00</b>	<b>3,809.00</b>
<b>Lawn Maintenance</b>	<b>662.42</b>	<b>840.00</b>
<b>Legal-Attorney Fees</b>	<b>100.45</b>	<b>0.00</b>
<b>Mailings</b>		
Box 924	0.00	0.00
Mailings - Other	331.88	55.00
<b>Total Mailings</b>	<b>331.88</b>	<b>55.00</b>
<b>Misc</b>	<b>0.00</b>	<b>9.64</b>

**Saddleridge Property Owners Association**  
**Profit & Loss Budget vs. Actual**  
January through June 2021

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	<u>Jan - Jun 21</u>	<u>Budget</u>
Miscellaneous		
Legal Records	26.00	
Office Supplies	40.00	
<b>Total Miscellaneous</b>	<b>66.00</b>	
PEC Electricity	877.70	866.95
Taxes	0.00	2,536.80
Web Hosting Fees	0.00	228.00
<b>Total Expense</b>	<b>4,481.51</b>	<b>12,035.58</b>
<b>Net Ordinary Income</b>	<b>568.61</b>	<b>-10,689.47</b>
<b>Net Income</b>	<b><u>568.61</u></b>	<b><u>-10,689.47</u></b>



## COMMITTEE ACTIVITY REPORT

Date: July 2021

### Architectural Committee

Chairperson: Laura Wondercheck 210-501-2854

Nothing to report.

### Maintenance Committee

Chairperson: George Graham 903-449-2977

Nothing to report.

### Landscape / Firewise Committee

Chairperson: John Savage 432-352-5031

Nothing to report.

### Clubhouse Committee

Chairperson: Linda Rivera 512-757-2205

Did not report.

### Website Committee

Chairperson: Joe Williams 512-750-4274

Updated the Saddleridge website with the June minutes.