



MINUTES
SPOA BOARD MEETING
May 17, 2021

Open Forum 6:30 PM

One resident stopped by to observe and ask a couple of questions about the Saddleridge Covenants.

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.
- **Unfinished Business:**
 - SPOA Annual Dues – The 2021 Saddleridge Annual Dues are now 100% paid! This item will now be closed until next year.
 - 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 has been 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 issue, the Board is researching local litigation lawyers should one eventually be needed for this type of continued Covenant violation.

This item will remain open.
- **New Business:**
 - No New Business.

The meeting was adjourned at 7:40 PM.

SPOA
Balance Sheet
As of April 30, 2021

	<u>Apr 30, 21</u>	<u>Apr 30, 20</u>	<u>\$ Change</u>
ASSETS			
Current Assets			
Checking/Savings			
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	37,398.46	32,374.09	5,024.37
Ozona Money Market	16,726.15	16,717.09	9.06
Total Checking/Savings	<u>132,282.36</u>	<u>125,552.15</u>	<u>6,730.21</u>
Accounts Receivable			
Accounts Receivable	-781.09	-588.59	-192.50
Total Accounts Receivable	<u>-781.09</u>	<u>-588.59</u>	<u>-192.50</u>
Total Current Assets	<u>131,501.27</u>	<u>124,963.56</u>	<u>6,537.71</u>
Other Assets			
Saddleridge Property	80,500.00	80,500.00	0.00
Total Other Assets	<u>80,500.00</u>	<u>80,500.00</u>	<u>0.00</u>
TOTAL ASSETS	<u>212,001.27</u>	<u>205,463.56</u>	<u>6,537.71</u>
LIABILITIES & EQUITY			
Equity			
Opening Balance Equity	110,823.40	110,823.40	0.00
Retained Earnings	99,346.89	88,668.08	10,678.81
Net Income	1,830.98	5,972.08	-4,141.10
Total Equity	<u>212,001.27</u>	<u>205,463.56</u>	<u>6,537.71</u>
TOTAL LIABILITIES & EQUITY	<u>212,001.27</u>	<u>205,463.56</u>	<u>6,537.71</u>

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

	Jan - Apr 21	Budget
Ordinary Income/Expense		
Income		
Clubhouse Usage Fee	100.00	25.00
HOA Dues Collected	4,224.00	413.00
Interest Assessed Fees	4.00	84.25
Interest Income	8.89	108.67
Resale Cert. Fee	150.00	250.00
Transfer Fees	204.00	200.00
Uncategorized Income	0.00	0.00
Total Income	4,690.89	1,080.92
Expense		
Accounting		
Accounting-Bookkeeper	740.00	761.42
Total Accounting	740.00	761.42
Annual Septic Contract	0.00	0.00
Bank Charges		
Safe Deposit Box	40.00	40.00
Service Charges	0.00	0.00
Total Bank Charges	40.00	40.00
Clubhouse Expenses		
Cleaning	84.29	0.00
Cleaning Supplies	0.00	0.00
Furnishings	21.46	0.00
Garbage Bags	33.95	0.00
Insurance	0.00	0.00
Maintenance Labor	47.68	105.51
Misc	0.00	546.66
Pest Control	286.87	102.84
Plumbing Repairs	0.00	0.00
Repairs	38.81	0.00
Trash	170.93	114.61
Total Clubhouse Expenses	683.99	869.62
Food for Saddleridge Meetings		
Food for Annual BBQ	0.00	903.33
Neighborhood Watch	0.00	0.00
Total Food for Saddleridge Meetings	0.00	903.33
Improvements		
Landscaping		
Entrance	0.00	7.00
Landscaping - Other	0.00	0.00
Total Landscaping	0.00	7.00
Total Improvements	0.00	7.00
Insurance-HOA Liability	0.00	0.00
Lawn Maintenance	297.42	360.00
Legal-Attorney Fees	100.45	
Mailings		
Box 924	0.00	0.00
Mailings - Other	331.88	55.00
Total Mailings	331.88	55.00
Misc	0.00	9.64
Miscellaneous		
Office Supplies	40.00	
Total Miscellaneous	40.00	

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

	<u>Jan - Apr 21</u>	<u>Budget</u>
PEC Electricity	626.17	599.96
Taxes	0.00	2,536.80
Web Hosting Fees	0.00	0.00
Total Expense	<u>2,859.91</u>	<u>6,142.77</u>
Net Ordinary Income	<u>1,830.98</u>	<u>-5,061.85</u>
Net Income	<u><u>1,830.98</u></u>	<u><u>-5,061.85</u></u>



COMMITTEE ACTIVITY REPORT

Date: May 2021

Architectural Committee

Chairperson: Laura Wondercheck 210-501-2854

Approved gazebo for 501 Arrowhead Pass.

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

Clubhouse used 3 times since the last report. Have shown the Clubhouse to potential renters wanting to see if the site would be appropriate for their needs.

Website Committee

Chairperson: Joe Williams 512-750-4274

Updated the Saddleridge website with the April minutes. Added the as-filed revised 2021 Covenants document to the web site.