

Southern Pointe T0A

2025 Annual Meeting



Agenda

Introductions

- Board Members
- Sage

Purpose of the HOA

2024 Review

2025 Budget Review

Elections - 1 Board Member

Questions

HOA Board

And

Sage

Kathy Roehrig

11314 SLAYTON ST,
PAPILLION, NE 68046

Sharon Medcalf

11208 SLAYTON ST,
PAPILLION, NE 68046

Connie Norton

11478 S 113TH AVE,
PAPILLION, NE 68046

Joe Schmidt

Sage HOA Services
402-249-4003

southernpoitnetoa@sagehoaservices.com

Purpose of the HOA

Homeowners Associations are designed to manage common or shared property, protect owners' property values, provide services to residents, and develop a sense of community through social activities and amenities.

Southern Pointe TOA has several areas that is manages:

- Lawn Care
- Snow Removal
- Trash Removal (2024 only)
- Sprinkler turn on and off

2023 Year in Review - 2024 going forward

- 2024
 - Paid off Loan
 - New Fertilization Company picked
 - Snow storm
- 2025
 - Fertilization
 - Change in Trash Services
 - Build a Reserve

2025 Budget

	2024 Budget	2024 Actual / Forecast	2025 Budget
Dues	\$35,640	\$35,920	\$35,640
Total Income	\$35,640	\$35,920	\$35,640
Bank Fees	\$250	\$205	\$250
Insurance	\$600	\$750	\$750
Lawn Care: Aeration	\$880	\$0	\$0
Lawn Care: Fertilization	\$3,190	\$3,234	\$3,400
Lawn Care: Weed Control	\$0	\$0	\$0
Lawn Care: Mowing	\$12,000	\$11,396	\$12,000
Management Fees	\$5,100	\$5,100	\$5,100
Postage and Delivery	\$50	\$33	\$50
Snow Removal	\$5,000	\$5,450	\$5,000
Sprinkler Turn On/Off	\$2,300	\$2,300	\$2,300
Taxes	\$375	\$375	\$375
Trash Removal	\$5,280	\$5,280	\$0
Total Expenses	\$35,025	\$34,123	\$29,225
Total Operating Income	\$615	\$1,797	\$6,415

Additional Items to note

- You can find additional information about the HOA on our website.
- The HOA only turns on and off the sprinkler system. If you need adjustments or have broken heads please contact a sprinkler vendor.
- Dogs are great, but please remember that their waste is your responsibility, not your neighbors.
- Building/landscaping changes please send to Sage via the website

Elections

Questions?