

Countryside Homeowners Association
Board Meeting Minutes
Tuesday, April 2, 2013

Call to Order:

The monthly meeting for April was held at the North Oldham Fire Department and was called to order at 7:15 pm with a quorum present.

Attendees:

Linda Hestand, Dawn Graviss, Mike Schafer, Cathy Miller and Christi Leonard

Absent: Chuck Culp, Eric Welenken

Minutes:

March minutes were reviewed. Cathy moved to accept and Linda seconded. The vote was unanimous and the motion passed with two abstentions.

President's Comments: Thanks!

Treasurer's Report/Accounts Payable: Though absent, Eric provided March report that board members read through. Dawn moved to accept the Treasurer's report for March and Mike seconded. The vote was unanimous and the motion passed. Cathy inquired about the \$69.43 and \$367.07 (January – March 2013) garbage service and the utilities amount. We will ask Eric about this at the next board meeting.

Committee Reports:

Special Projects/Garbage – None

Landscape/Beautification – A motion was made to continue the contract with Lawn Pros. Cathy moved to accept and Linda seconded. The vote was unanimous and the motion passed. A motion was made to continue the contract with Hebel Irrigation. Mike moved to accept and Christi seconded. The vote was unanimous and the motion passed.

Bylaws – Chuck – None

Social Committee – Tentative date for summer social is June 22nd.

Membership/Publicity – None

Traffic/Safety – None

Roads/Drainage – None

Arch Control/Land Use Restrictions – Christi shared the spreadsheet she had compiled. Cathy brought up concern about residents not being listed on the deed and signing. Cathy to pull deed information for Countryside and let us know.

Unfinished Business:

- 13008 Tattersall – Addition seems ok. Resident to submit plans to Linda for review.
- 3903 Meadowland (Singerman – house sold). \$560 payment to be made to Countryside for past dues.
- Steve Parrish is gathering names of residents on Meadowland that are having problems with water leaks after their meter was replaced. He is planning to submit this information to LG&E.

New Business:

- Cathy inquired about Waste Management charging a late payment fee. The board was not aware of this but would review the contract.

Accounts Payable:

- 1) Matthew Cornell - \$127.50
- 2) Oldham County Fiscal Court – \$10.22
- 3) Hebel Irrigation - \$129.00

Christi moved to pay all outstanding bills presented to the board and Dawn seconded. The vote was unanimous and the motion passed.

The meeting was adjourned at 8:10 pm. The motion was made by Cathy and seconded by Dawn.

Respectfully submitted by Dawn Graviss

Countryside Homeowners Association

Balance Sheet

As of March 31, 2013

Cash Basis

	<u>Mar 31, 13</u>
ASSETS	
Current Assets	
Checking/Savings	
PNC BANK	24,778.26
Total Checking/Savings	24,778.26
Accounts Receivable	
Accounts Receivable	-739.00
Total Accounts Receivable	-739.00
Total Current Assets	24,039.26
TOTAL ASSETS	<u>24,039.26</u>
LIABILITIES & EQUITY	
Equity	
Retained Earnings	10,880.69
Net Income	13,158.57
Total Equity	24,039.26
TOTAL LIABILITIES & EQUITY	<u>24,039.26</u>

Countryside Homeowners Association

Profit & Loss Prev Month Comparison

March 2013

	Mar 13	Mar 12	\$ Change	% Change
Ordinary Income/Expense				
Income				
Garbage Service	69.43	4,249.26	-4,179.83	-98.4%
General Fund	1,637.02	2,600.71	-963.69	-37.1%
Land Use Assessment	133.21	72.03	61.18	84.9%
Total Income	1,839.66	6,922.00	-5,082.34	-73.4%
Other Inc	0.00	55.00	-55.00	-100.0%
Total Income	1,839.66	6,977.00	-5,137.34	-73.6%
Expense				
CHA Expenses				
Landscaping				
Shrub & Tree Trimming	0.00	545.00	-545.00	-100.0%
Sprinkler Maintenance	129.00	129.00	0.00	0.0%
Total Landscaping	129.00	674.00	-545.00	-80.9%
Sanitation Services				
Fuel Sur-Charge	0.00	0.00	0.00	0.0%
Garbage Service	0.00	2,191.00	-2,191.00	-100.0%
Recycling Service	0.00	357.84	-357.84	-100.0%
Total Sanitation Services	0.00	2,548.84	-2,548.84	-100.0%
Special Projects/Repairs/Misc				
Police Patrol	235.75	131.01	104.74	80.0%
Total Special Projects/Repairs/Misc	235.75	131.01	104.74	80.0%
Utilities				
Electricity	343.97	70.32	273.65	389.2%
Total Utilities	343.97	70.32	273.65	389.2%
Total CHA Expenses	708.72	3,424.17	-2,715.45	-79.3%
Total Expense	708.72	3,424.17	-2,715.45	-79.3%
Net Ordinary Income	1,130.94	3,552.83	-2,421.89	-68.2%
Net Income	1,130.94	3,552.83	-2,421.89	-68.2%

Countryside Homeowners Association

Profit & Loss Prev Year Comparison

January through March 2013

	Jan - Mar 13	Jan - Mar 12	\$ Change	% Change
Ordinary Income/Expense				
Income				
Garbage Service	367.07	8,781.40	-8,414.33	-95.8%
General Fund	15,505.00	5,238.57	10,266.43	196.0%
Land Use Assessment	1,305.09	962.03	343.06	35.7%
Total Income	17,177.16	14,982.00	2,195.16	14.7%
Other Inc	5.00	145.00	-140.00	-96.6%
Total Income	17,182.16	15,127.00	2,055.16	13.6%
Expense				
CHA Expenses				
Administrative				
Bank Fee	6.00	3.00	3.00	100.0%
Copies	12.38	8.48	3.90	46.0%
Incorporation Fee	15.00	15.00	0.00	0.0%
Postal	0.00	178.00	-178.00	-100.0%
Supplies	12.16	0.00	12.16	100.0%
Total Administrative	45.54	204.48	-158.94	-77.7%
CHA Event				
Christmas Contest	100.00	70.00	30.00	42.9%
Total CHA Event	100.00	70.00	30.00	42.9%
Landscaping				
Mowing	100.00	0.00	100.00	100.0%
Shrub & Tree Trimming	0.00	545.00	-545.00	-100.0%
Sprinkler Maintenance	129.00	129.00	0.00	0.0%
Total Landscaping	229.00	674.00	-445.00	-66.0%
Sanitation Services				
Fuel Sur-Charge	0.00	0.00	0.00	0.0%
Garbage Service	2,191.00	6,573.00	-4,382.00	-66.7%
Recycling Service	357.84	1,073.52	-715.68	-66.7%
Total Sanitation Services	2,548.84	7,646.52	-5,097.68	-66.7%
Special Projects/Repairs/Misc				
Police Patrol	375.19	360.88	14.31	4.0%
Total Special Projects/Repairs/Misc	375.19	360.88	14.31	4.0%

Countryside Homeowners Association

Profit & Loss Year Comparison

January through March 2013

	Jan - Mar 13	Jan - Mar 12	\$ Change	% Change
Utilities				
Electricity	694.60	770.07	-75.47	-9.8%
Water	30.42	32.68	-2.26	-6.9%
Total Utilities	725.02	802.75	-77.73	-9.7%
Total CHA Expenses	4,023.59	9,758.63	-5,735.04	-58.8%
GIFTS	0.00	30.00	-30.00	-100.0%
Total Expense	4,023.59	9,788.63	-5,765.04	-58.9%
Net Ordinary Income	13,158.57	5,338.37	7,820.20	146.5%
Net Income	13,158.57	5,338.37	7,820.20	146.5%

Countryside Homeowners Association
A/R Aging Summary
As of April 1, 2013

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
118-F-JAGGERS	0.00	0.00	0.00	0.00	5.00	5.00
129-F-ARCHULETA	0.00	0.00	130.00	0.00	0.00	130.00
091-F Baize	0.00	0.00	130.00	0.00	757.00	887.00
109-F-Brown	0.00	0.00	130.00	0.00	83.00	213.00
006-F-Holtzinger	0.00	0.00	90.00	0.00	0.00	90.00
017-FR-Mattern	0.00	0.00	75.84	0.00	0.00	75.84
021-F-Sheehy	0.00	0.00	130.00	0.00	0.00	130.00
026-LUA-Hayfield Utilities	0.00	0.00	130.00	0.00	185.00	315.00
030-F-Payne	0.00	0.00	130.00	0.00	0.00	130.00
050-LUA-Auberry	0.00	0.00	10.00	0.00	100.00	110.00
054-F-Onkst	0.00	0.00	130.00	0.00	70.00	200.00
061-F-Bradley	0.00	0.00	0.00	0.00	130.00	130.00
069-F-Cox	0.00	0.00	130.00	0.00	84.00	214.00
070-F-Flynn	0.00	0.00	10.00	0.00	0.00	10.00
072-F-Bradley	0.00	0.00	110.00	0.00	0.00	110.00
082-F-Coleman	0.00	0.00	130.00	0.00	0.00	130.00
085-F-De Baila	0.00	-84.00	0.00	0.00	0.00	-84.00
087-FR-Whitlam	0.00	0.00	130.00	0.00	0.00	130.00
091-TERMF-Hamati	0.00	0.00	0.00	0.00	94.00	94.00
095-F-Cheek	0.00	0.00	130.00	0.00	0.00	130.00
096-F-Johnson	0.00	0.00	90.00	0.00	0.00	90.00
106-F-Shemwell	0.00	0.00	130.00	0.00	0.00	130.00
111-F-Kern	0.00	0.00	60.00	0.00	0.00	60.00
125-F-Tichenor	0.00	0.00	0.00	0.00	-168.00	-168.00
128-F-Dissell	0.00	0.00	130.00	0.00	0.00	130.00
129-TERMFR-Gunther	0.00	0.00	0.00	0.00	182.67	182.67
133-F-Davies	0.00	0.00	89.00	0.00	-89.00	0.00
134-F-Ford	0.00	0.00	0.00	0.00	84.00	84.00
137-F-Will	0.00	0.00	102.00	0.00	-312.00	-210.00
140-F-Capsel	0.00	0.00	130.00	0.00	0.00	130.00
144-F-MILLER	0.00	0.00	-2.00	0.00	0.00	-2.00
146-LUA-Brothers	0.00	0.00	10.00	0.00	0.00	10.00
155-FR-Nikolich	0.00	0.00	84.00	0.00	-84.00	0.00
159-F-Ford	0.00	0.00	130.00	0.00	178.00	308.00
160-Marquez	0.00	0.00	130.00	0.00	0.00	130.00
TOTAL	0.00	-84.00	2,808.84	0.00	1,299.67	4,024.51