

Two Forty Place Association, Inc.

HOA Meeting – April 12, 2016

Financial Status

- Overview of Income & Expenses
- Everyone has paid through January 2016

Assessment's Status:

- \$1,200 still owed on 2011 assessment (down \$1,050 from last meeting)
- \$2,300 owed on 2014 assessment (down \$1,200 from last meeting)

Highlights:

- Collected ~\$11,310 from one unit that was far behind
- Renegotiated trash bill (.
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- 09*889*reduced by half, savings of ~\$3,500/yr)

Challenges / Items to Discuss:

- Insurance of ~\$40,000 per year. Waiting on June renewal price
- Drive needs repair and possible speed bumps installed
- Patio's (Scott to discuss) - flood areas
- Parking (Scott to discuss) - fire zone area / 20ft from no parking.
- Pool area -
- Common Area - in the grass area in front of house, is the common area not owner
- Pets - pick up after your dog, just pick up your own dogs. You don't own bushes.
- keep your dogs on a leash.
- not allowed to have vinyl fences, everything is the same, color
- questions on upgrades, must be cleared through HOA.
- replace wood panels on patio area. Contact HOA about materials. Homeowners responsible