**Woodhaven Estate HOA Meeting Minutes**

**November 10, 2021 @ 7PM**

**Agenda**

1. Old business
	1. Review and approval of previous meeting minutes – approved
2. Board member reports
3. Treasurer
	1. Financial reports: Dan Ferral reporting costs comparison 2020 / 2021
4. CC&R:
	1. 789 Eisenhower – Fence approval
5. Vice Presidents
	1. Parks report – continuing maintenance of parks, lessening of mowing as rainy weather continues.
6. New business:
	1. Board position nomination for Secretary, Treasurer, and Vice President – looking for volunteers to step in those positions for 2022.
	2. Budget preparation update – Dan Ferral reporting on proposed annual budget 2022. Anticipated total income $40,200 . Anticipated total expenses $35,050

2022 Budget Proposal voted on – approved unanimously

* 1. Park Maintenance issues
		1. Backflow testing – Joe Herb – testing will be scheduled
		2. Lawn Maintenance – Joe Herb – Winter maintenance discussed with landscaping company
	2. Harvest festival update – Joe Herb – over 100 people showed up to the parade.
	3. Holiday festival discussion – Joe Herb – Facebook post to ask for donations for the holiday festival.
	4. Zoom Subscription – Joe Herb

**Meeting adjourned at 07:44 PM**

**Next HOA Meeting – December 8, 2021 @ 7PM by Zoom**

**WOODHAVEN ESTATES**

**ANNUAL BUDGET**

**2022**

**INCOME EXPENSES**

Home owner Assessments 268 x $150 = $40,200.00 Bookkeeping $2,100.00

 Landscaping $14,400.00

 Water $10,650.00

 Electricity $1,080.00

 Storage Unit $1,908.00

 Insurance $2,052.00

 Mailing Costs $800.00

 Web Site $100.00

 Attorney $1000.00

 Special Projects $0.00

 Miscellaneous $960.00

**TOTAL INCOME** **$40,200.00** **TOTAL EXPENSES**  **$35,050.00**

**TOTAL RESERVE $6150.00**

**ANTICIPATED UNCOLLECTED ASSESSMENTS $1350.00**

**ADJUSTED RESERVE $3800.00**

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