

**AGENDA FOR BOARD OF DIRECTORS MEETING
SLAYTON RANCH ESTATES HOMEOWNERS' ASSOCIATION
Wednesday, April 10, 2024, 7:00 p.m.**

ZOOM Meeting:
Meeting ID: 865 1058 0462
Pass Code: 573842

The agenda for the meeting is as follows:

General Meeting @ 7:00 Pm Meeting

1. Establish a Quorum
2. Accepting Thomas F. Spaziani Jr to the Board of Directors
3. Minutes of 1.22.24 Board of Directors Meeting
4. Financial Report
 - a. Cash Flow
 - b. Balance Sheet
 - c. Budget vs. Actual March 2024
5. Hit And Run Incident
6. New Business
7. Old Business
8. Adjourn

Executive Meeting

1. Delinquent Dues
2. Violations

SLAYTON RANCH ESTATES HOMEOWNER'S ASSOCIATION BALANCE SHEET

April 10, 2024

Assets

Money Market	\$32,557.17
Out Standing Dues (6)	750.00
Deposits To Be Made	<u>0.00</u>
<u>Total Assets</u>	\$33,307.17

Liabilities

Accounts Payable

Total Liabilities

Net Worth

Total Net Worth **\$33,307.17**

Cash Flow - 12 Month

RE/MAX Fine Properties Property Management
Portfolios: Slayton Ranch HOA

Period Range: Jan 2024 to Mar 2024

Include Zero Balance GL Accounts: No

Account Name	Jan 2024	Feb 2024	Mar 2024	Total
Operating Income & Expense				
Income				
Bank Interest	0.26	0.26	0.27	0.79
Late Fee	0.00	12.50	100.00	112.50
Slayton Ranch HOA Annual Dues	8,000.00	875.00	750.00	9,625.00
Total Operating Income	8,000.26	887.76	850.27	9,738.29
Expense				
Bank Charges	0.44	1.98	0.66	3.08
Website	0.00	0.00	398.00	398.00
Management	600.00	600.00	600.00	1,800.00
Corporation Filing	0.00	50.00	0.00	50.00
Tax Preparation	550.00	0.00	0.00	550.00
Total Operating Expense	1,150.44	651.98	998.66	2,801.08
NOI - Net Operating Income				
	6,849.82	235.78	-148.39	6,937.21
Total Income				
	8,000.26	887.76	850.27	9,738.29
Total Expense				
	1,150.44	651.98	998.66	2,801.08
Net Income				
	6,849.82	235.78	-148.39	6,937.21
Other Items				
AppFolio Prepayment Account	-3,750.00	0.00	0.00	-3,750.00
Net Other Items	-3,750.00	0.00	0.00	-3,750.00
Cash Flow				
	3,099.82	235.78	-148.39	3,187.21
Beginning Cash				
	29,540.18	32,640.00	32,875.78	29,540.18
Beginning Cash + Cash Flow				
	32,640.00	32,875.78	32,727.39	32,727.39
Actual Ending Cash				
	32,640.00	32,875.78	32,727.39	32,727.39

Slayton Ranch HOA Budget 2024

Vs. Actual March 2024

	A	B	C	D
1		FY2024	Actual V. Budget	Difference
2				
3	Revenue:			
4	2022 Assessments: 84 Units x \$125.00	\$ 10,500.00	\$ 9,750.00	\$ 750.00
5	Bank Interest	\$ 2.00	\$ 0.79	\$ 1.21
6	HOA Transfer Fees	\$ 400.00	\$ -	\$ 400.00
7	Late Fees:	\$ 225.00	\$ 137.50	\$ 87.50
8	NSF	\$ -	\$ -	\$ -
9	Reibursement			\$ -
10	Attorney Reimbursement		\$ -	\$ -
11	Total Revenue:	<u>\$ 11,127.00</u>	<u>\$ 9,888.29</u>	<u>\$ 1,238.71</u>
12				
13	Operating Expenses:			
14				
15	Management Fee	\$ 1,800.00		\$ 1,800.00
16	Insurance Premium	\$ 1,100.00		\$ 1,100.00
17	Tax & Lic	\$ 50.00	\$ 50.00	\$ -
18	Legal Fees	\$ 500.00		\$ 500.00
19	Accounting Fees	\$ 550.00		\$ 550.00
20	Bank Charges & Supplies	\$ 50.00	\$ 3.08	\$ 46.92
21	Miscel Expense / NSF			\$ -
22	HOA Transfer Fee	\$ 400.00		\$ 400.00
23	Magnetic Calenders	\$ 170.00		\$ 170.00
24	Picnic			\$ -
25	*Postage	\$ 475.00		\$ 475.00
26	Repairs			\$ -
27	Web Site	\$ 200.00	\$ 597.00	\$ (397.00)
28	Weed Cutting	\$ 1,200.00		\$ 1,200.00
29	Other			\$ -
30				\$ -
31	Total Expenses:	<u>\$ 6,495.00</u>	<u>\$ 650.08</u>	<u>\$ 5,844.92</u>
32	Net Income/Loss	\$ 4,632.00	\$ 9,238.21	\$ (4,606.21)
33	Notes:			
34	Allen had been charged on his			
35	credit card in 2022, 2023 and Jan 2024			
36	\$199.00 for the web site.			