

Old Cahaba BOD Meeting Minutes

Date | time 11/2/2021 6:30 PM | *Location* Clubhouse

I. CALL TO ORDER (Opening Prayer)

Board of Directors: Dennis (absent), Bob, Jerome, & Kevin (Absent). Casie Jarman of SMS.

Bob Miller gave the opening prayer.

Review Minutes from September 7th Meeting. The Minutes were unanimously approved, as written.

II. FINANCIALS

a) Casie reviewed the HOA financials. As of 10/30/2021: Operating: \$50,105.71 YTD MM: \$255,519.18 R: \$49,819.64

i) Total Assets: \$355,444.53

b) Delinquencies

i) Next, Casie reviewed the delinquencies: \$290,788.51 due to HOA as of October 31, 2021 (\$121,297.52 more than 9/21 mtg.)

(1) A1 \$227,555.28

(2) A2 \$47,949.82

(3) Other Fees \$15,283.41 (Compliance Fines)

ii) 2021 BUDGET:

Casie informed the Board that late fees were charged and sent 11/2/2021.

iii) New Monthly Spreadsheet updated as of 10.31.21. This spreadsheet provides budget versus actuals and indicates any variances.

III. OLD BUSINESS

a) Common Area Updates

Casie reviewed several issues and provided updated on outstanding items and projects:

i) The Board approved a new lock for Weekly property since it had been broken. JW to install.

ii) JW installed new door at Parkway Pool—Board Approved invoice as written.

(1) Board also approved for JW to install new lock on Weekley property gate and replace sensor in women's bathroom.

iii) Parkway Pool pump repaired: Water was gushing out of the pump; Casie turned off the pumps and breakers. SPS notified and the pump was repaired the next day.

iv) New signs- the new yard of the month and "no parking" sign for the Weekly property are in. JW to install the no parking sign.

(1) Board approved 3 new "No parking" signs for the end of Bentmoor Drive.

v) Compliance—the Board mentioned several compliance violations they have noticed in the past week. Casie to issue compliance letters.

IV. NEW BUSINESS

a) Social Updates

- i) Christmas Party—Saturday, 12/18 2-4:30 P.M.
 - (1) Sub. Santa—our normal Santa was very ill with Covid and his doctors suggested he not do large events this year. We have booked a sub for this years' event.
- ii) Newsletter Printed- Casie picked up the newsletters and Lauren has been issuing them with all new and resales.

V. NEXT MEETING:

- a) Tuesday, December 7th At 6:30 P.M.
- b) Closing Prayer given by Bob Miller.

VI. ADJOURN

With no further questions or concerns, meeting adjourned at 7:48 P.M.

Signed: