



Board of Directors

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Waverly Park Homeowners Association

P. O. Box 26

Lebanon, GA 30146

waverlypark.net

Board of Directors Actions
June 20, 2019 to July 16, 2019

Consents In Lieu of Formal Meeting

1. June 27, 2019: Approved (5-0-0) BOD Actions for Period Ending June 19, 2019.

Regular Monthly Meeting July 16, 2019

Directors

Kevin Reed
President

Steve Dillon
Vice President

Hamp Reid
Secretary

William Walters
Treasurer

Jason Maurath
Director

Meeting at WP pool.
Called to order: 6:31 p.m.

Present at meeting:

- Directors: Steve Dillon, Jason Maurath, Kevin Reed, Hamp Reid, William Walters
 - Others: Alyson Snipes, Social; Sarah Reed, Sunshine.
1. Noted BOD Actions for June were previously approved by email.
 2. Reviewed To-Do List:
 - a. Four additional pool loungers ordered.
 - b. Pool perimeter landscaping replacement still postponed until 2020.
 - c. Pool septic service still planned for end of pool season.
 - d. Bids for pool house roof replacement still planned for this fall after pool season.
 - e. Noted there are still four homeowners who have unpaid assessments for one or more years. As previously noted, liens have been filed with Superior Court.
 - f. Noted that the insurance policy had been renewed and paid.
 3. Reports:
 - a. Treasurer's Report. See page 3.
 - b. Committee Reports
 - i. Architectural:
 1. Noted Architectural Guide amendments shortening time from Notice of Violation to fine assessment for easily corrected violations. Also published in newsletter and WPHO Facebook Group on 7/14.
 2. Other [AC Actions are available on the website](#).
 - ii. Social:
 1. Block party planned for AUG/SEP.
 2. Discussed Santa visit.
 3. Discussed Christmas Lights.
 4. Discussed Social budget amendment.
 - iii. Sunshine: No new homeowners.
 - iv. Pool: None.
 - v. Neighborhood Watch: None.

4. Discussed trimming trees on pool entrance driveway.
5. Set August BOD meeting for 6:30 pm, August 14, 2019, at pool.
6. Meeting adjourned: 7:14 p.m.

Submitted: Hamp Reid, Secretary

Approved (5-0-0) on August 14, 2019, via email.

TREASURER'S REPORT

2019			
Opening Bank Balance		11,537.84	
INCOME	Original Budget	Year to Date	Variance
Assessments	\$ 23,400.00	\$ 23,242.86	\$ (157.14)
Interest	\$ -	\$ -	\$ -
Closing Fees	\$ 300.00	\$ 500.00	\$ 200.00
Initiation Fees	\$ 780.00	\$ 1,300.00	\$ 520.00
Late Fees	\$ 125.00	\$ 234.00	\$ 109.00
Lien fees	\$ 150.00	\$ -	\$ (150.00)
Total Income	\$ 24,755.00	\$ 25,276.86	\$ 521.86
EXPENDITURE	Original Budget	Year to Date	Balance
Corp Renewal	\$ 50.00	\$ 55.00	\$ (5.00)
Bank Fees	\$ -	\$ 25.00	\$ (25.00)
Postage/PO Box	\$ 150.00	\$ 55.00	\$ 95.00
Insurance	\$ 2,025.00	\$ 1,924.00	\$ 101.00
Office Supplies	\$ 65.00	\$ -	\$ 65.00
Janitorial	\$ 650.00	\$ -	\$ 650.00
Prop Taxes	\$ 50.00	\$ -	\$ 50.00
Lien Filing Fees	\$ 60.00	\$ 27.00	\$ 33.00
Health Department	\$ 200.00	\$ 200.00	\$ -
Pool	\$ 10,960.00	\$ 3,195.45	\$ 7,764.55
Common Area	\$ 7,310.00	\$ 7,190.08	\$ 119.92
Sunshine Cttee	\$ 200.00	\$ 64.00	\$ 136.00
Social Cttee	\$ 500.00	\$ 87.74	\$ 412.26
Website Fees	\$ 137.04	\$ 150.04	\$ (13.00)
Pool Trash	\$ 96.00	\$ 128.94	\$ (32.94)
Legal Fees	\$ 500.00	\$ -	\$ 500.00
Electricity	\$ 2,000.00	\$ 943.44	\$ 1,056.56
Telephone	\$ 649.92	\$ 193.89	\$ 456.03
Water	\$ 750.00	\$ 251.55	\$ 498.45
Total Expenditure	\$ 26,352.96	\$ 14,491.13	\$ 11,861.83
Net	\$ (1,597.96)	\$ 10,785.73	\$ 12,383.69
Bank Balance at:		\$ 22,323.57	
July 16, 2019			