

# Austin's Colony Homeowners Association

## Board Membership Meeting

Monday, August 12<sup>th</sup>, 2024 at 6:00 PM

BHHS Conference Room

### Agenda

1. Registration – Sign In  
↳ 6:00pm
2. Approve Meeting Minutes from previous Board Membership Meeting  
↳ Bruce Motion, Kimberly - 2nd
3. Review Financial Report / Treasurer Report – Bruce Worley
4. Committee Reports
  - a. Lawn and Maintenance Report
  - b. Architectural Control Committee Report
  - c. Social Committee
  - d. Flag Maintenance Committee
5. Management Report  
2400.170.08 alba. Ct
6. Old Business
  - a. ACC Guidelines
  - b. Fine Structure
7. New Business
  - a. Corporate Transparency Act
  - b. Apartment Complex  
↳ Market rent apt (1400-2500), gated
  - c. Website Committee  
↳ @ least 2
8. Open Discussion
9. Annual Meeting - September 9<sup>th</sup>  
↳ Av - 2916 Alba (Ph. 11a)
10. Adjournment  
↳ 7:52 pm

notes:

- ACC guidelines examp.
- 4 committees on GIM agenda
- 2 new board



**AUSTIN'S COLONY HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTORS MEETING MINUTES (CONTINUED)**

**May 14, 2024**

**Old Business:**

**Fine structure:** Next meeting August 13 to finalize plan, Board only to vote on at annual meeting.

**New Business:** Architectural control committee to make guidelines to help future ACC members, management, and residents. Ramsdale motion, seconded Gallard.

**Open Discussion:** Ms. Gallard said Region VII set for comments Thursday the 16<sup>th</sup>. One of the lots Carrabba owns. No mention of it in city council information, per Ms. Gallard; and it has not come up in Planning & Zoning. Presidents asks Ms. Gallard to prepare a newsletter notifying of subsidized apartment complex.

Assignment and Assumption of Declarant's and Architectural Review Rights and Obligations of Austin's Colony Phases 13 through 20 signed by President.

**Next meeting:**

Laura Ramsdale makes a motion to adjourn, which was seconded. The meeting was adjourned at 7:06 p.m.

Respectfully submitted,

Laura (Bailey) Ramsdale, Secretary

# AUSTIN'S COLONY HOMEOWNERS ASSOCIATION

## BOARD OF DIRECTORS MEETING MINUTES

May 14, 2024

**Attendees:** President Jeff Skelton, Board Member Kimberly Galland, Secretary Laura (Bailey) Ramsdale, Berkshire Hathaway HOA Management Cailey

Meeting called to order at 6:04 p.m. and quorum met.

**Guest Comments:** None, no guests present.

Board meeting minutes from February 13, 2024, motion to ratify by Ms. Galland, approved by Mr. Skelton.

**Treasurer's Report:** February last financial report received by treasurer. New payment system. April is on agenda. Garbage/solid waste \$4,000 possibly sprinkler. \$6,000 showing in unpaid dues. Lawn bill has been paid. All bills are caught up now. Question on \$218 in Federal taxes, to be sent to Ms. Galland for perusal. General maintenance bill for cluster mailbox area in new development portion to cost \$325 in April.

### **Committee Reports:**

**Lawn & Maintenance Report:** Irrigation repaired.

**Social committee:** Patti Handley sent an email indicating there seems to be no real interest in having a community garage sale. She is interested in doing a community Facebook page. Management says generally attorneys says a community Facebook page is not recommended due to legal issues unless push-out only.

**Flag Maintenance:** We now have flags. HOA would like another person to be on the flag committee to help Mr. Bruce Whorley.

**Management Report: Violations:** There have been trailer violations and boat violation given. President stated the graffiti mentioned in last meeting on fence has been painted over. President wanted to verify number of ride-throughs. Management states drive-through was every 30 days.

December 31 expiration of contract with management company, which is a two-year agreement; will present to Board around October. Copy of current contract to be given to board members.

Management says they are doing liens on homes 2+ overdue. Mgmt. says lawyers say the HOA already has lien per se.

# Actual/Budget Fiscal Year Analysis

Property: Austin's Colony HOA of Bryan, Inc.  
 Analysis for Fiscal Year 01/01/24 - 12/31/24 (cash basis) as of As of 07/31/24

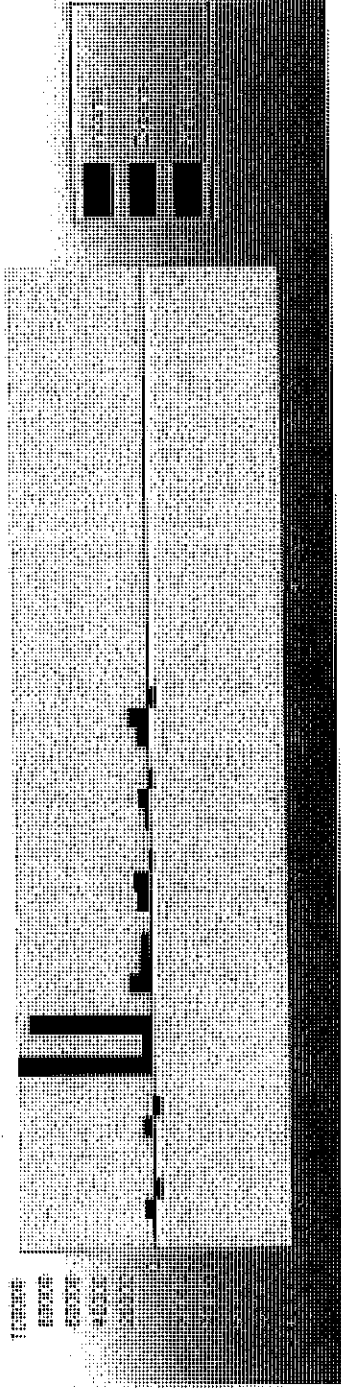
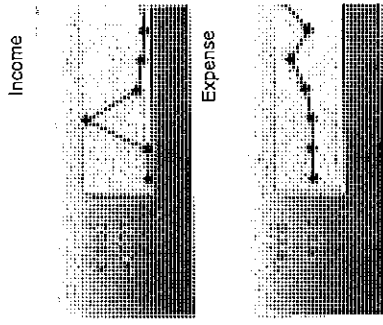
	Actual											Budget		
	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24			
<b>INCOME</b>														
4100 HOA Income (non-posting)														
4101 HOA Dues Income	1,881.03	1,836.57	98,671.73	16,787.28	9,467.45	3,388.04	5,633.47	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4102 HOA Late Fees	0.00	12.33	0.00	117.06	79.46	36.99	145.92	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4103 HOA Interest Earned	68.31	68.48	73.29	71.01	73.47	71.19	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4106 HOA Misc.	0.00	10.16	0.00	29.22	0.00	0.00	29.22	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4117 HOA Admin. Collection Fee	0.00	0.00	0.00	50.00	100.00	597.26	2,927.74	0.00	0.00	0.00	0.00	0.00	0.00	0.00
4100 Total HOA Income (non-posting)	1,949.34	1,927.54	98,745.02	17,054.57	9,720.38	4,093.48	8,736.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>TOTAL INCOME</b>	1,949.34	1,927.54	98,745.02	17,054.57	9,720.38	4,093.48	8,736.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>EXPENSE</b>														
5000 Management Fees Expense	2,502.00	2,502.00	2,517.00	2,544.00	2,556.00	2,574.00	2,592.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5002 Signage	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5003 Postage	0.66	12.62	122.36	40.27	19.48	30.80	85.04	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5016 Web Site	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5017 Meeting Expense	0.00	130.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5040 Repairs & Maintenance Expense	0.00	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5083 General Maintenance	0.00	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5040 Total Repairs & Maintenance	0.00	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5060 Insurance Expense (non-posting)	0.00	0.00	0.00	0.00	0.00	0.00	3,662.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5063 Liability Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	3,111.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5064 D&O Insurance	0.00	0.00	0.00	0.00	0.00	0.00	6,773.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5060 Total Insurance Expense (non-posting)	0.00	0.00	0.00	0.00	0.00	0.00	9,786.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5070 Legal and Other Professional Fees	0.00	0.00	0.00	845.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5071 Accounting Fees	0.00	0.00	0.00	37.00	240.00	348.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5072 Legal Fees	0.00	0.00	400.00	882.00	240.00	348.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5070 Total Legal and Other Professional Fees	0.00	0.00	400.00	924.00	480.00	696.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5080 Lawn Care (non-posting)	4,324.00	4,324.00	4,324.00	4,637.92	4,637.92	4,637.92	4,637.92	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5005 Lawn Care	0.00	0.00	0.00	0.00	405.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5006 Irrigation Repairs	0.00	0.00	0.00	0.00	4,277.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5013 New Plantings	0.00	0.00	0.00	0.00	9,319.92	4,637.92	4,962.92	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5080 Total Lawn Care (non-posting)	4,324.00	4,324.00	4,324.00	4,637.92	9,319.92	4,637.92	9,925.84	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5100 Miscellaneous Expense	0.00	442.15	0.00	0.00	0.99	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5200 Supplies Expense	0.00	0.00	0.00	0.00	0.00	6.25	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5300 Taxes Expense (non-posting)	0.00	0.00	0.00	218.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5303 FED Taxes	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

	Actual												Budget	
	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24			
5300 Total Taxes Expense (non-pc)	0.00	0.00	0.00	218.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
5400 Utilities Expense (non-posting)														
5403 Electricity	38.43	41.03	35.12	34.64	20.62	37.19	37.09	0.00	0.00	0.00	0.00	0.00	0.00	
5406 Water Sprinkler	309.61	132.71	169.62	188.87	230.65	249.98	260.08	0.00	0.00	0.00	0.00	0.00	0.00	
5400 Total Utilities Expense (non-pc)	348.04	173.74	204.74	203.51	251.27	287.17	297.17	0.00	0.00	0.00	0.00	0.00	0.00	
5610 Office Supplies	0.00	39.00	0.00	1.60	31.20	0.60	16.60	0.00	0.00	0.00	0.00	0.00	0.00	
5650 Bank Fees	5.95	48.35	5.95	5.95	5.95	5.95	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
5092 HOA Technology	158.46	158.46	159.41	161.12	161.88	163.02	164.16	0.00	0.00	0.00	0.00	0.00	0.00	
6022 Social Committee	27.06	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
<b>TOTAL EXPENSE</b>	<b>7,366.17</b>	<b>7,830.32</b>	<b>7,733.46</b>	<b>9,019.37</b>	<b>12,586.69</b>	<b>8,053.71</b>	<b>14,890.89</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>OTHER EXPENSE</b>														
5660 Contingency (unallocated)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
<b>TOTAL OTHER EXPENSE</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>NET INCOME</b>	<b>-5,416.83</b>	<b>-5,902.78</b>	<b>91,011.56</b>	<b>8,035.20</b>	<b>-2,866.31</b>	<b>-3,960.23</b>	<b>-6,154.54</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	

	Actual											Budget		
	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24			
Income	1,949.34	1,927.54	98,745.02	17,054.57	9,720.38	4,093.48	8,736.35	0.00	0.00	0.00	0.00			
Expense	-7,366.17	-7,830.32	-7,733.46	-9,019.37	-12,586.69	-8,053.71	-14,890.89	0.00	0.00	0.00	0.00			
Other Income & Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00			
<b>NET INCOME</b>	<b>-5,416.83</b>	<b>-5,902.78</b>	<b>91,011.56</b>	<b>8,035.20</b>	<b>-2,866.31</b>	<b>-3,960.23</b>	<b>-6,154.54</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>			

**NET INCOME SUMMARY**

Income  
Expense  
Other Income & Expense  
**NET INCOME**







# Balance Sheet

Property: Austin's Colony HOA of Bryan, Inc.  
As of 07/31/24 (cash basis)

## ASSETS

Bank	
1081 Austin's Colony	
1084 Austin's Colony Reserve	57,969.06
1081 Other Austin's Colony	<u>153,409.82</u>
1081 Total Austin's Colony	<u>211,378.88</u>
Total Bank	<u>211,378.88</u>
<b>TOTAL ASSETS</b>	<b><u>211,378.88</u></b>

## LIABILITIES & EQUITY

### Liabilities

Other Current Liability	
2200 Unallocated Pre-Pays	<u>330.00</u>
Total Other Current Liability	<u>330.00</u>
<b>Total Liabilities</b>	<b>330.00</b>

### Equity

3000 Net Income	74,746.07
3001 Retained Earnings	<u>136,302.81</u>
<b>Total Equity</b>	<u>211,048.88</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>211,378.88</u></b>



# Delinquency (Detail)

Property: Austin's Colony HOA of Bryan, Inc.

Current customer as of 08/12/24

Acc	Charge	Date	Amount
Austin's Colony HOA of Bryan, Inc.			
11246	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11263	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			704.41
11308	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11319	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11320	HOA Late Fee	5/15/18	1.00
	HOA Late Fee	6/20/18	1.00
	HOA Late Fee	7/16/18	1.00

Acc	Charge	Date	Amount
	HOA Late Fee	8/20/18	1.00
	HOA Late Fee	9/17/18	1.00
	HOA Legal Fees	9/18/18	21.50
	HOA Late Fee	10/16/18	1.00
	HOA Late Fee	11/19/18	1.00
	HOA Legal Fees	11/19/18	50.00
	HOA Legal Fees	12/26/18	39.33
	HOA Late Fee	4/5/19	1.08
	HOA Late Fee	5/5/19	1.08
	HOA Late Fee	6/5/19	1.08
	HOA Late Fee	7/5/19	1.08
	HOA Misc. Income	7/29/19	7.85
	HOA Late Fee	8/5/19	1.08
	HOA Late Fee	9/5/19	1.08
	HOA Late Fee	10/5/19	1.08
	HOA Late Fee	4/5/20	1.20
	HOA Late Fee	5/5/20	1.20
	HOA Late Fee	6/5/20	1.20
	HOA Misc. Income	6/24/20	8.90
	HOA Late Fee	7/5/20	1.20
	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			863.68
	11331 Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11385	Home Owners Association Dues	3/1/24	15.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
			20.48
11435	HOA Legal Fees	1/24/19	39.33
	Home Owners Association Dues	2/8/19	130.00
	HOA Late Fee	4/5/19	1.08
	HOA Late Fee	5/5/19	1.08
	HOA Late Fee	6/5/19	1.08
	HOA Late Fee	7/5/19	1.08
	HOA Misc. Income	7/29/19	7.85
	HOA Late Fee	8/5/19	1.08
	HOA Late Fee	9/5/19	1.08
	HOA Late Fee	10/5/19	1.08
	Home Owners Association Dues	3/1/20	144.00
	HOA Late Fee	4/5/20	1.20
	HOA Late Fee	5/5/20	1.20
	HOA Late Fee	6/5/20	1.20
	HOA Misc. Income	6/24/20	8.90
	HOA Late Fee	7/5/20	1.20
	HOA Late Fee	8/5/20	1.20
	HOA Late Fee	9/5/20	1.20
	HOA Late Fee	10/5/20	1.20
	HOA Late Fee	11/5/20	1.20
	HOA Late Fee	12/5/20	1.20
	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			1,065.18
11447	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			539.41
11449	HOA Legal Fees	6/28/16	1,126.00
	Home Owners Association Dues	7/23/17	605.00
	Home Owners Association Dues	2/7/18	120.00
	HOA Late Fee	5/15/18	1.00
	HOA Late Fee	6/20/18	1.00
	HOA Late Fee	7/16/18	1.00
	HOA Late Fee	8/20/18	1.00
	HOA Late Fee	9/17/18	1.00
	HOA Late Fee	10/16/18	1.00
	HOA Late Fee	11/19/18	1.00
	Home Owners Association Dues	2/8/19	130.00
	HOA Late Fee	4/5/19	1.08
	HOA Late Fee	5/5/19	1.08
	HOA Late Fee	6/5/19	1.08
	HOA Late Fee	7/5/19	1.08
	HOA Late Fee	8/5/19	1.08
	HOA Late Fee	9/5/19	1.08
	HOA Late Fee	10/5/19	1.08
	Home Owners Association Dues	3/1/20	144.00
	HOA Late Fee	4/5/20	1.20
	HOA Late Fee	5/5/20	1.20
	HOA Late Fee	6/5/20	1.20

Acc	Charge	Date	Amount
	HOA Misc. Income	6/24/20	8.90
	HOA Late Fee	7/5/20	1.20
	HOA Late Fee	8/5/20	1.20
	HOA Late Fee	9/5/20	1.20
	HOA Late Fee	10/5/20	1.20
	HOA Late Fee	11/5/20	1.20
	HOA Late Fee	12/5/20	1.20
	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			2,876.00
11486	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11495	Home Owners Association Dues	3/1/20	59.00
	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	Home Owners Association Dues	2/5/23	1.37
		3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	Home Owners Association Dues	2/5/24	1.37
		3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			775.74
11517	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11521	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			360.71
11532	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37



Acc	Charge	Date	Amount
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11567	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
			41.67
11626	HOA Legal Fees	11/19/18	50.00
	HOA Legal Fees	12/26/18	39.33
	HOA Late Fee	4/5/19	1.08
	HOA Late Fee	5/5/19	1.08
	HOA Late Fee	6/5/19	1.08
	HOA Late Fee	7/5/19	1.08
	HOA Late Fee	8/5/19	1.08
	HOA Late Fee	9/5/19	1.08
	HOA Late Fee	10/5/19	1.08
	HOA Late Fee	4/5/20	1.20
	HOA Late Fee	5/5/20	1.20
	HOA Late Fee	6/5/20	1.20
	HOA Misc. Income	6/24/20	8.90
	HOA Late Fee	7/5/20	1.20
	HOA Late Fee	8/5/20	1.20
	HOA Late Fee	9/5/20	1.20
	HOA Late Fee	10/5/20	1.20
	HOA Late Fee	11/5/20	1.20
	HOA Late Fee	12/5/20	1.20
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	125.15
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	8/5/22	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Misc. Income	7/13/23	10.16
	Home Owners Association Dues	3/1/24	165.00
			601.08
11686	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			539.41
11777	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11807	Home Owners Association Dues	3/1/20	144.00
	HOA Late Fee	4/5/20	1.20
	HOA Late Fee	5/5/20	1.20
	HOA Late Fee	6/5/20	1.20
	HOA Misc. Income	6/24/20	8.90
	HOA Late Fee	7/5/20	1.20
	HOA Late Fee	8/5/20	1.20
	HOA Late Fee	9/5/20	1.20
	HOA Late Fee	10/5/20	1.20
	HOA Late Fee	11/5/20	1.20
	HOA Late Fee	12/5/20	1.20
	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			879.07
11818	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
			4.11
11826	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
11838	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
12436	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
12589	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	Home Owners Association Dues	2/5/23	1.37
	HOA Late Fee	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	Home Owners Association Dues	2/5/24	1.37
	HOA Late Fee	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			716.74
12874	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
13113	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
15376	Home Owners Association Dues	3/1/24	63.75
			63.75
16122	HOA Late Fee	4/5/22	1.37
	HOA Late Fee	5/5/22	1.37
	HOA Late Fee	6/5/22	1.37
	HOA Late Fee	7/5/22	1.37
	HOA Late Fee	8/5/22	1.37
	HOA Late Fee	9/5/22	1.37
	HOA Late Fee	10/5/22	1.37
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			201.19
16455	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
17059	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
17555	Home Owners Association Dues	3/1/21	165.00
	HOA Late Fee	5/5/21	1.37
	HOA Late Fee	6/5/21	1.37
	HOA Late Fee	7/5/21	1.37
	HOA Late Fee	8/5/21	1.37
	HOA Late Fee	9/5/21	1.37
	HOA Late Fee	10/5/21	1.37
	HOA Late Fee	11/5/21	1.37
	HOA Late Fee	12/5/21	1.37
	HOA Late Fee	2/5/22	1.37
	Home Owners Association Dues	3/1/22	165.00
	HOA Late Fee	11/5/22	1.37
	HOA Late Fee	12/5/22	1.37
	HOA Late Fee	2/5/23	1.37
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			707.15
18926	Home Owners Association Dues	3/1/23	7.99
	HOA Misc. Income	7/13/23	10.16
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			190.00
19128	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
19194	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
20632	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
20707	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
21487	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			360.71
21604	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
22138	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37

Acc	Charge	Date	Amount
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			360.71
22692	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
22867	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			360.71
23245	Home Owners Association Dues	2/27/23	165.00
	Home Owners Association Dues	2/27/23	165.00
	Home Owners Association Dues	3/1/23	165.00
	HOA Late Fee	4/5/23	1.37
	HOA Late Fee	5/5/23	1.37
	HOA Late Fee	6/5/23	1.37
	HOA Late Fee	7/5/23	1.37
	HOA Misc. Income	7/13/23	10.16
	HOA Late Fee	8/5/23	1.37
	HOA Late Fee	9/5/23	1.37
	HOA Late Fee	10/5/23	1.37
	HOA Late Fee	11/5/23	1.37
	HOA Late Fee	12/5/23	1.37
	HOA Late Fee	2/5/24	1.37
	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			690.71

Acc	Charge	Date	Amount
23414	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
24091	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
24114	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
25822	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
25853	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
25858	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
25890	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
25938	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85
26073	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37



Acc	Charge	Date	Amount
	HOA Late Fee	8/5/24	1.37
			171.85
26074	Home Owners Association Dues	3/1/24	165.00
	HOA Late Fee	4/5/24	1.37
	HOA Late Fee	5/5/24	1.37
	HOA Late Fee	6/5/24	1.37
	HOA Late Fee	7/5/24	1.37
	HOA Late Fee	8/5/24	1.37
			171.85

Total Delinquent for Property: 18,249.97

## Report Summary

Detail	Value
Customer:	53
Percent Delinquent:	6.13%
Delinquent Amount:	18,249.97





Caeli Mailman &lt;hoamgmt18@bhhs caliber.com&gt;

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## Austin's Colony ARC Report

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Andy Alvarado &lt;andy@7ops.com&gt;

Sun, Aug 11, 2024 at 5:30 PM

To: HOA ARC &lt;hoarc@bhhs caliber.com&gt;

Cc: gail siggers &lt;gailnpets2@yahoo.com&gt;, Randy Hagler &lt;randy.hagler74@gmail.com&gt;, Caeli Mailman &lt;hoamgmt18@bhhs caliber.com&gt;

Based on my notes:

21 requests

19 approvals

2 denials

As best as I can tell this is a complete assessment but I suffered a mail server crash this year and I lost a lot of data. If there are items I missed the staff at the management company that facilitated communications should be able to account for any discrepancy.

Also, the ARC has no way of knowing what was actually communicated to the homeowner's as we do not communicate directly with homeowners. Communications with homeowners is the responsibility of BHHS. An approval or denial on our part is simply our advice as provided to BHHS. What is communicated to the homeowners is unknown to us as we never receive reports other than an acknowledgment that our advice was received.


Should you need a these numbers as a statement worthy of an audit you will need to request such of BHHS.

Thank you.

-AA

[Quoted text hidden]

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 **signature.asc**  
1K

