

Windemere HOA Trustee Meeting Minutes
2/06/22

Attendees – Ron Simmons and Ron O’Rear

1. Opening

- Ron Simmons opened the meeting at 3:05 pm.

2. Meeting Minutes

- The previous meeting minutes were approved.

3. Financial Report

- Ron O’Rear reviewed the financial reports for the period ending 01/31/22. Key budget performance indicators are summarized below:

Budget Analysis	Budget	Actual	Variance
Income YTD	\$8,840.39	\$8,970.40	\$130.01
Expenses YTD	\$1,206.54	\$933.99	\$272.55
Net YTD Budget Variance			\$402.56
Cash on Hand at Month End			\$14,739.32

- The 01/31/22 financial reports were approved.

4. Annual Fee Remittal Status

- Ron O’Rear reported that only 4 homeowners have not submitted their 2022 annual fee as of 01/31/22.

5. Plan Review Committee Report

- No requests were received in January or are currently in process.

6. Annual Audit Submittal

- Ron O’Rear reported that he is ready to complete the annual audit file submittal.

7. Landscape Mulching and Weeding Renewal

- Ron O’Rear reported the HOA will retain the service providers for landscape mulching and weeding and for mowing for 2022. Ron O’Rear will notify the vendors to continue their service in 2022.

8. Homeowner Email Contact List

- Ron O’Rear reported that the electronic contact list now has representatives from all 76 properties, which simplifies the process for communicating to the community.

9. Other Business

- No other business was discussed.

10. Closing & Next Meeting

- Next Trustee Meeting – is set for Sunday, 3/10/22, at Ron O’Rear’s home.
- Ron Simmons closed the meeting at 3:16 pm.

Prepared by Bob Gardner
2/07/22