

Phoebepark Budget Workshop Meeting Minutes
August 15, 2023 6:30pm
Poolside

Board Members Present: Ellen Chambliss, Todd Ziegler, Kim Pontillo, Melinda Walsh and Angela McCarthy from Vanguard

14 Residents Present

Meeting called to order at 6:32

The purpose of the workshop was to discuss the 2024 budget and generate discussion amongst the Board the possibility of raising our monthly fee. Also, our new Community Manger, Angela McCarthy was introduced to the Board and the residents.

Todd, HOA treasurer, presented the Board with spreadsheets that showed a breakdown of expenses by category, as well as Budgeted, Actual, Remaining and Projected amounts.

There was discussion about the increase in the Landscaping expenses that took it over what was budgeted previously. This was due to old vegetation needing replacing around the community.

There is money in the 'Reserve' that was slated for projects that aren't needed at this time. Angela will schedule another Reserve Study to be done prior to our Budget Meeting on Sept. 13. She will also check with the attorney to see if the funds allocated for a specific use, and are not being used can be transferred to another project such as landscaping.

With the additional information, the Board will decide if raising the monthly HOA fee by \$5.00 or \$10.00 will be necessary.

Meeting adjourned at 7:22pm

Melinda Walsh

HOA Secretary