

**Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764**

**Minutes of Meeting
July 22, 2021**

Board Members in Attendance:

Darryl Payne, Mike Compton, Carwin Stogner, Zane Howard

Not in attendance: Christi Glovak

Homeowners in Attendance: Andrew Sorensen

The meeting was called to order by Darryl Payne at 7:05pm.

Welcome of new members, Mike Compton and Zane Howard by Darryl Payne

Election of Officers: Darryl Payne nominated for President and Treasurer. Zane Howard nominated for Secretary. Motion to accept by Mike Compton, 2nd by Carwin Stogner. Motion carries.

Darryl Payne requested nominations for a Co-signer for financial transactions to replace Christi Glovak. Mike Compton volunteered. Motion to approve made by Zane Howard, 2nd by Carwin Stogner. Motion carries.

Approval of Minutes from March 3, 2020* Meeting:

Motion to approve March 2020 Minutes made by Carwin Stogner, 2nd by Mike Compton.
Minutes approved.

Approval of Financial Reports**

Financial Reports from 12/31/2020 to 6/30/2021 provided by Darryl Payne.

Motion to approve Financial Reports* made by Zane Howard, 2nd by Mike Compton.

Financial Reports** approved.

Financial Report**

6/1/2020 - 6/30/2021

Please see attached.

Agenda Items:

Entrance fence repair or replacement - Discussed soliciting bids.

Entrance landscaping maintenance - Discussed soliciting bids.

Annual yard sale – Date set for September 3rd and 4th, 2021. Carwin Stogner to place add in local paper.

Homeowner Comments: NONE

Old Business: NONE

New Business: Discussed having a neighborhood block party in October. No date set. Tabled until next meeting.

Motion to adjourn Zane Howard, 2nd by Carwin Stogner. Meeting adjourned 7:35 pm.

Next meeting August 17, 2021.

* Due to COVID-19 Pandemic, no Board meetings were held after March 3, 2020 meeting until July 22, 2021.

** Due to COVID-19 Pandemic, no Board meetings were held after March 3, 2020 meeting until July 22, 2021. Individual monthly reports during that period were provided for Board review. Copies included with this report.

Signature_____

Zane Howard, secretary

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

June Financial Report
6/1/2020 - 6/30/2020

Checking Account:

Previous Balance		11,773.79
Check # 676	Tri-Star Landscape	\$150.00
Check # 677	Void	
Current Balance		11623.79

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

July Financial Report
7/1/2020 - 7/31/2020

Checking Account:

Previous Balance		11,623.79
Check # 678	Tri-Star Landscape	\$500.00
Current Balance		11123.79

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

August Financial Report
8/1/2020 - 8/31/2020

Checking Account:

Previous Balance	11,123.79
------------------	-----------

Check # 679	AEC	\$120.29
-------------	-----	----------

Check # 680	TriStar Landscape	\$375.00
-------------	-------------------	----------

Current Balance	10,628.50
-----------------	-----------

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

September Financial Report
9/1/2020 - 9/30/2020

Checking Account:

Previous Balance	10,628.50
------------------	-----------

Check # 681	TriStar Landscape	\$300.00
-------------	-------------------	----------

Deposit	HOA and Main Fees	+30.00
---------	-------------------	--------

Current Balance	10,358.50
-----------------	-----------

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

October Financial Report
10/1/2020 - 10/31/2020

Checking Account:		
Previous Balance		10,358.50
Check # 682	TriStar Landscape	\$300.00
Deposit	HOA and Main Fees	+40.00
Current Balance		10,098.50

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

November Financial Report
11/1/2020 - 11/30/2020

Checking Account:		
Previous Balance		10,098.50
Check # 683	TriStar Landscape	\$375.00
Current Balance		9,723.50

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

December Financial Report
12/1/2020 - 12/31/2020

Checking Account:

Previous Balance	9,723.50
------------------	----------

Check # 684	TriStar Landscape	\$300.00
-------------	-------------------	----------

Check # 685	Darryl Payne	\$157.40
-------------	--------------	----------

Current Balance	9,266.10
-----------------	----------

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

Annual Financial Report
11/1/2019 - 10/31/2020

Beginning Balance		11,422.98
Income		
	HOA and Maintenance Fees	1860.00
Expenses		
	Mowing/Landscaping	2165.00
	AEC	353.39
	PO Box	76.00
	Office/Miscellaneous	140.46
	Entrance Decor	449.63
Ending Balance		10,098.50

Of note:

1. Covid Pandemic

**Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764**

**January Financial Report
1/1/2021 - 1/31/2021**

Checking Account:

Previous Balance	9,266.10
------------------	----------

Check # 686	TriStar Landscape	\$75.00
Check # 687	AEC	\$131.70

Current Balance	9,059.40
-----------------	----------

**Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764**

**February Financial Report
2/1/2021 - 2/28/2021**

Checking Account:

Previous Balance	9,059.40
------------------	----------

Current Balance	9,059.40
-----------------	----------

March Financial Report

3/1/2021 - 3/31/2021

April Financial Report
4/1/2021 - 4/30/2021

Checking Account:			
Previous Balance			9,059.40
Check # 684	TriStar Landscape	\$300.00	
Check # 685	Darryl Payne	\$157.40	
Current Balance			8773.40

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

May Financial Report
5/1/2021 - 5/31/2021

Checking Account:

Previous Balance	8773.40
------------------	---------

Check # 704	Tennessee Secretary of State (reinstatement)	\$70.00
Check # 705	Tennessee Secretary of State (annual reports)	\$60.00
Check # 706	TriStar Landscape	\$300.00

Current Balance	8343.40
-----------------	---------

Splendor Oaks Homeowners Association
PO Box 65
Kodak, TN 37764

June Financial Report
6/1/2021 - 6/30/2021

Checking Account:

Previous Balance	\$8,343.40
------------------	------------

Deposit	HOA and Main Fees	+580.00
Deposit	HOA and Main Fees	+660.00
Deposit	HOA and Main Fees	+340.00
Deposit	HOA and Main Fees	+350.00

Current Balance	\$10,273.40
-----------------	-------------