

Granada HOA Board Meeting Minutes

February 21, 2021

In-person meeting was held at the home of Scott Budd, 9014 El Rey Blvd, Austin, TX and was called to order at 7:10 PM.

Board members in attendance included Scott Budd, Lisa Cmerik, Linda Garner, Sara Headden, Samantha Hooten (virtual), Ryan Mikulenka, Roy Ribelin and Mary Woodruff; not attending was Eric Brown and Jen Martin.

Approval of Meeting Minutes

- MOTION TO APPROVE the minutes of the HOA Board Meetings held on 10/25/2021 and 12/27/2021 was made by Sara Headden, seconded by Scott Budd and unanimously approved.

Financials

- The following financial reports were presented for the Board's review and discussion.
 - Profit and Loss Statement for the period January – January – December 2021
 - Budget vs Actuals: 2021 Budget – FY21 P&L
 - Balance Sheet as of 12/31/2021
 - Statement of Income & Expenses 1/1/2022 – 2/21/2022
- A current balance sheet and budget report will be provided at upcoming meetings.

Pool

- The board discussed raising the 2022 pool membership rates and decided at this point, due to the proposed increase in HOA dues, to postpone increasing the membership fee and leave the 2022 rate at the same amount as the 2021 rate.
 - Current HOA member: Family Pool Membership - \$315
 - Senior Pool Membership - \$275
 - Non-Resident: Family Pool Membership - \$425
- The need for new/replacement pool furniture was discussed. ACTION ITEM: Ryan Mikulenka will arrange for a meeting at the pool with Erica Lindy, pool manager, to define a plan and establish a budget.

Annual Meeting

- Review of logistical needs: Scott Budd will provide a projector; Ryan Mikulenka will purchase individual packaged snack and water; and Lisa Cmerik will provide printed copies of the financial reports and agenda.
- ACTION ITEM: Make available a Oak Hill Parkway flyer with contact information available at the annual meeting.
- Review of Proposed Agenda:
 - Approval of Minutes
 - Board Introduction
 - Still Waters Introduction - Lisa Dolese McClanahan
 - Oak Hill Parkway
 - Financial Overview
 - 2021 - Year in Review
 - 2022 - HOA Goals
 - Board Nominations/Voting
 - Bylaw Changes/Voting

Upcoming Events

- Easter Celebration – This event is being coordinate by Erica Brown
- It's My Park Day – 3/26/2022
- Neighborhood Garage Sales – 4/9/2022
- Bulk Trash Pick-up – This service is made available to current HOA members only. Available dates – 4/23/2022, 4/30/2022, 5/7/2022 or 5/14/2022; date to be selected by Eric Brown.

It's My Park Day

- A list of park project ideas was presented by Scott Budd.
- Lisa Cmerik will ask her husband to power wash the picnic tables prior to the park day event so that they can be painted.
- MOTION TO APPROVE up to \$1,000 for the purchase of supplies and materials for Park Day by Scott Budd was made by Ryan Mikulenska, seconded by Linda Garner and unanimously approved.

Tennis Court

- Ryan Mikulenska reports that the wind skirts around the court are torn and need to be replaced; there are two replacements in storage.
- Austin Waldorf School has committed to rent the tennis courts on Monday and Tuesdays from 4:00-7:00 PM from 2/28/2022 until 4/17/2022.
- The board again discussed the need for court maintenance/repairs. ACTION ITEM: Scott Budd will solicit an updated quote for this service.

Oak Hill Parkway

Updated from Eric Brown provided via email:

- Here are short term Parkway projects from now and through April that will affect our main entrance on El Rey Blvd:
 - Continued milling and excavation in the ground, similar to what you've been seeing so far, and that includes both daytime and nighttime large truck hauling of materials.
 - Utility relocation activity continues and soon we will see active work to relocate a water line. There will be lane closures on Candelaria Drive and El Rey Boulevard connected to this activity.
 - The construction of a drainage system will begin. There will be lane closures on El Rey Boulevard connected to this activity.
 - Depending on the speed of water line relocations, during this timeframe we may see the start of construction of the new Candelaria Drive.
 - Drivers will also see nightly lane closures along US 290 near El Rey Boulevard.
- I contacted CRC about moving the barriers back for people turning right at El Rey Blvd so that oncoming traffic is easier to see, but they are unable to move them until the water line work is completed. But they are looking into the traffic light timing so that the lights will turn red for right-turners. Right now the lights only turn red if there is a vehicle in the left turn lane (typically) so hopefully they can do that.

Other Business

- ACTION ITEM: Scott Budd will request a quote for installation of a temporary entry sign using the old wooden "Granada Hills" sign that was saved prior to TXDOT's demolition. The sign would be installed at the southwest corner of El Rey and Espanola.

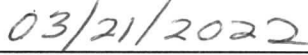
Adjourned

Meeting was adjourned at 9:00 PM

Minutes prepared by Mary Woodruff, Secretary



Mary Woodruff, Secretary



Date of Approval

Granada Hills HOA
Monthly Board Meeting

Date: 2/21/2022

Location: Home of Scott and Gina Budd

Time: 7:00 PM

Call to Order:

Approval of Meeting Minutes

Financials

Pool - Membership Rates

Annual Meeting - March 6th

-Logistics

-Presentation Deck

Easter Celebration

It's My Park Day - March 26th

Tennis Court

Oak Hill Parkway

Bulk Trash Pick Up

Other Business

Adjourn:

Granada Hills Home Owners Association

Profit and Loss

January - December 2021

	Association			Pool			TOTAL		
	Jan - Dec 2021	Jan - Dec 2020 (PY)	Change	Jan - Dec 2021	Jan - Dec 2020 (PY)	Change	Jan - Dec 2021	Jan - Dec 2020 (PY)	Change
Income									
4010 Annual Dues	27,546.00	28,084.00	(538.00)	0.00	27,546.00	28,084.00	(538.00)		
4011 Next year's dues	120.00	(1,176.00)	1,296.00	0.00	120.00	(1,176.00)	1,296.00		
4020 Pool revenue			0.00	0.00	0.00	0.00	0.00		
4021 Pool Membership Fee			0.00	28,674.00	24,435.00	4,239.00	28,674.00	24,435.00	4,239.00
4022 Pool Rental			0.00	1,325.00	175.00	1,150.00	1,325.00	175.00	1,150.00
Total 4020 Pool revenue	0.00	0.00	0.00	29,999.00	24,610.00	5,389.00	29,999.00	24,610.00	5,389.00
4025 Tennis Court Rental	920.00		920.00	0.00	920.00	0.00	920.00	0.00	920.00
4030 Ad Newsletter	75.00	225.00	(150.00)	0.00	75.00	225.00	0.00	225.00	(150.00)
4031 Vendor fees - Craft Fair	455.00	70.00	385.00	0.00	455.00	70.00	0.00	455.00	385.00
4040 Donations	1,620.00	1,201.00	419.00	75.00	1,695.00	1,201.00	75.00	1,695.00	494.00
4043 Misc.	360.00	170.00	190.00	0.00	360.00	170.00	0.00	360.00	190.00
4044 New Entrance Sign	100.00		100.00	0.00	100.00	0.00	0.00	100.00	100.00
Total 4040 Donations	2,080.00	1,371.00	709.00	75.00	2,155.00	1,371.00	75.00	2,155.00	784.00
4050 Merchandise Sales (Taxable)	327.02		327.02	0.00	327.02	0.00	0.00	327.02	327.02
Total Income	31,523.02	28,574.00	2,949.02	30,074.00	24,610.00	5,464.00	61,597.02	53,184.00	8,413.02
Gross Profit	31,523.02	28,574.00	2,949.02	30,074.00	24,610.00	5,464.00	61,597.02	53,184.00	8,413.02
Expenses									
1990 Suspense	693.90		693.90	0.00	693.90	0.00	0.00	693.90	693.90
5010 Neighborhood Activities			0.00	0.00	0.00	0.00	0.00	0.00	0.00
5011 Board Meeting Expenses	346.50	134.92	211.58	0.00	346.50	134.92	0.00	346.50	211.58
5012 Garage Sale	32.38		32.38	0.00	32.38	0.00	0.00	32.38	32.38
5013 General Meeting		185.45	(185.45)	0.00	0.00	185.45	0.00	0.00	(185.45)
5014 Halloween		45.81	(45.81)	0.00	0.00	45.81	0.00	0.00	(45.81)
5015 July 4th	875.21	291.30	583.91	0.00	875.21	291.30	0.00	875.21	583.91
5017 Welcome Wagon	1,001.27	174.26	827.01	0.00	1,001.27	174.26	0.00	1,001.27	827.01
5018 Brush and bulk pick up		1,944.11	(1,944.11)	0.00	0.00	1,944.11	0.00	0.00	(1,944.11)
5019 Other	711.16	255.97	455.19	200.00	911.16	255.97	200.00	911.16	655.19
Total 5010 Neighborhood Activities	2,966.52	3,031.82	(65.30)	200.00	3,166.52	3,031.82	200.00	3,166.52	134.70
5020 Communications		1,437.18	(1,437.18)	0.00	0.00	1,437.18	0.00	0.00	(1,437.18)
5021 Newsletter	1,464.74		1,464.74	0.00	1,464.74	0.00	0.00	1,464.74	1,464.74
Total 5020 Communications	1,464.74	1,437.18	27.56	0.00	1,464.74	1,437.18	0.00	1,464.74	27.56
5030 Park Expenses	1,176.65	206.22	970.43	0.00	1,176.65	206.22	0.00	1,176.65	970.43

5040 Tennis Court	495.34	495.34			0.00	495.34	0.00	495.34
5051 Chemicals		0.00	1,280.33		(1,280.33)	0.00	1,280.33	(1,280.33)
5101 Pool attendants		0.00	4,800.00		4,800.00	0.00	4,800.00	4,800.00
5200 Improvements		0.00		0.00	0.00	0.00	0.00	0.00
5210 Repairs & Maintenance	1,043.54	6,016.88	1,349.30	1,077.90	271.40	2,392.84	7,094.78	(4,701.94)
5220 Subcontracted services		0.00		5,455.00	(5,455.00)	0.00	5,455.00	(5,455.00)
5221 Cleaning		0.00	16,378.81	8,912.51	7,466.30	16,378.81	8,912.51	7,466.30
5230 Supplies	34.53	254.71	620.57	383.88	236.69	655.10	638.59	16.51
5240 Landscaping	5,611.06	4,921.44		209.63	(209.63)	5,611.06	5,131.07	479.99
5300 Capital Expenditures	3,200.95	3,200.95			0.00	3,200.95	0.00	3,200.95
5421 Website expenses	69.60	69.60			0.00	69.60	0.00	69.60
5570 Security		0.00	627.85	3,632.87	(3,005.02)	627.85	3,632.87	(3,005.02)
5572 Portable toilet	1,419.68	1,419.68			0.00	1,419.68	0.00	1,419.68
5590 Professional fees	1,414.28	1,414.28			0.00	1,414.28	0.00	1,414.28
5680 Outside Organization Dues	175.00	75.00			0.00	175.00	75.00	100.00
5710 Insurance	3,833.00	2,119.00	4,106.00	2,119.00	1,987.00	7,939.00	4,238.00	3,701.00
5740 Postage and Delivery	11.00	11.00			0.00	11.00	0.00	11.00
5750 Office Supplies	571.06	571.06			0.00	571.06	0.00	571.06
5770 Utilities		0.00			0.00	0.00	0.00	0.00
5760 Telephone		32.00	944.78	775.83	168.95	944.78	807.83	136.95
5771 Electric	1,506.58	1,606.29	2,505.40	1,887.11	618.29	4,011.98	3,493.40	518.58
5772 Trash		30.00		(10.51)	10.51	0.00	19.49	(19.49)
5773 Water	192.00	160.00	887.92	1,429.21	(541.29)	1,079.92	1,589.21	(509.29)
Total 5770 Utilities	1,698.58	1,828.29	4,338.10	4,081.64	256.46	6,036.68	5,909.93	126.75
5810 Bank Fee		0.00		9.90	(9.90)	0.00	9.90	(9.90)
5811 PayPal fees	1,032.71	809.99			0.00	1,032.71	809.99	222.72
5870 Depreciation Expense		2,831.00	31,715.00		(31,715.00)	0.00	34,546.00	(34,546.00)
5940 Taxes		0.00			0.00	0.00	0.00	0.00
5943 Property taxes	49.02	51.71	368.23	370.65	(2.42)	417.25	422.36	(5.11)
Total 5940 Taxes	49.02	51.71	368.23	370.65	(2.42)	417.25	422.36	(5.11)
5944 Licenses	90.00	90.00			0.00	90.00	0.00	90.00
5950 Miscellaneous		(0.28)			0.00	0.00	(0.28)	0.28
5951 Permit	167.89	167.89	190.00	380.00	(190.00)	357.89	380.00	(22.11)
Total Expenses	27,219.05	23,582.96	32,978.86	59,628.31	(26,649.45)	60,197.91	83,211.27	(23,013.36)
Net Operating Income	4,303.97	4,991.04	(2,904.86)	(35,018.31)	32,113.45	1,399.11	(30,027.27)	31,426.38
Net Income	4,303.97	4,991.04	(2,904.86)	(35,018.31)	32,113.45	1,399.11	(30,027.27)	31,426.38

Granada Hills Home Owners Association
Budget vs. Actuals: 2021 Budget - FY21 P&L Classes
 January - December 2021

	Association			Pool			TOTAL		
	Actual	Budget	% of Budget	Actual	Budget	% of Budget	Actual	Budget	% of Budget
Income									
4010 Annual Dues	27,546.00	1,046.00	103.95%	0.00	0.00	0.00	27,546.00	26,500.00	103.95%
4011 Next year's dues	120.00	120.00		0.00	0.00	0.00	120.00	0.00	120.00
4020 Pool revenue	0.00	0.00		0.00	0.00	0.00	0.00	0.00	0.00
4021 Pool Membership Fee	0.00	0.00		4,674.00	24,000.00	119.48%	28,674.00	24,000.00	119.48%
4022 Pool Rental	0.00	0.00		-2,675.00	4,000.00	33.13%	1,325.00	4,000.00	33.13%
Total 4020 Pool revenue	\$ 0.00	\$ 0.00	0.00%	\$ 1,999.00	\$ 28,000.00	107.14%	\$ 29,999.00	\$ 28,000.00	107.14%
4025 Tennis Court Rental	920.00	920.00		0.00	0.00	0.00	920.00	0.00	920.00
4030 Ad Newsletter	75.00	300.00	25.00%	0.00	0.00	0.00	75.00	300.00	25.00%
4031 Vendor fees - Craft Fair	455.00	300.00	151.67%	0.00	0.00	0.00	455.00	300.00	151.67%
4040 Donations	1,620.00	2,000.00	81.00%	75.00	75.00	75.00	1,695.00	2,000.00	84.75%
4043 Misc.	360.00	360.00		0.00	0.00	0.00	360.00	0.00	360.00
4044 New Entrance Sign	100.00	100.00		0.00	0.00	0.00	100.00	0.00	100.00
Total 4040 Donations	\$ 2,080.00	\$ 2,000.00	104.00%	\$ 75.00	\$ 0.00	75.00%	\$ 2,155.00	\$ 2,000.00	107.75%
4050 Merchandise Sales (Taxable)	327.02	327.02		0.00	0.00	0.00	327.02	0.00	327.02
Total Income	\$ 31,523.02	\$ 29,100.00	108.33%	\$ 30,074.00	\$ 28,000.00	107.41%	\$ 61,597.02	\$ 57,100.00	107.88%
Gross Profit	\$ 31,523.02	\$ 29,100.00	108.33%	\$ 30,074.00	\$ 28,000.00	107.41%	\$ 61,597.02	\$ 57,100.00	107.88%
Expenses									
1990 Suspense	693.90	693.90		0.00	0.00	0.00	693.90	0.00	693.90
5010 Neighborhood Activities	0.00	-6,000.00	0.00%	-150.00	150.00	0.00%	0.00	6,150.00	0.00%
5011 Board Meeting Expenses	346.50	346.50		0.00	0.00	0.00	346.50	0.00	346.50
5012 Garage Sale	32.38	32.38		0.00	0.00	0.00	32.38	0.00	32.38
5015 July 4th	875.21	875.21		0.00	0.00	0.00	875.21	0.00	875.21
5017 Welcome Wagon	1,001.27	1,001.27		0.00	0.00	0.00	1,001.27	0.00	1,001.27
5019 Other	711.16	711.16		200.00	200.00	200.00	911.16	0.00	911.16
Total 5010 Neighborhood Activities	\$ 2,966.52	\$ 6,000.00	49.44%	\$ 200.00	\$ 150.00	50.00%	\$ 3,166.52	\$ 6,150.00	51.49%
5020 Communications	2,000.00	-2,000.00	0.00%	0.00	0.00	0.00	0.00	2,000.00	0.00%
5021 Newsletter	1,464.74	1,464.74		0.00	0.00	0.00	1,464.74	0.00	1,464.74
Total 5020 Communications	\$ 1,464.74	\$ 2,000.00	73.24%	\$ 0.00	\$ 0.00	0.00%	\$ 1,464.74	\$ 2,000.00	73.24%
5030 Park Expenses	1,176.65	1,176.65		0.00	0.00	0.00	1,176.65	0.00	1,176.65
5040 Tennis Court	495.34	495.34		0.00	0.00	0.00	495.34	0.00	495.34
5051 Chemicals	0.00	0.00		-2,000.00	2,000.00	0.00%	0.00	2,000.00	0.00%
5100 Lifeguard Wages	0.00	0.00		-6,240.00	6,240.00	0.00%	0.00	6,240.00	0.00%
5101 Pool attendants	0.00	0.00		4,800.00	4,800.00	4,800.00	4,800.00	0.00	4,800.00
5200 Improvements	4,000.00	-4,000.00	0.00%	0.00	0.00	0.00	0.00	4,000.00	0.00%
5210 Repairs & Maintenance	1,043.54	1,000.00	104.35%	1,349.30	3,000.00	44.98%	2,392.84	4,000.00	59.82%
5221 Cleaning	0.00	0.00		16,378.81	7,000.00	233.98%	16,378.81	7,000.00	233.98%

5230 Supplies	34.53	500.00	-465.47	6.91%	620.57	900.00	-279.43	68.95%	655.10	1,400.00	-744.90	46.79%
5240 Landscaping	5,611.06	5,500.00	111.06	102.02%			0.00		5,611.06	5,500.00	111.06	102.02%
5300 Capital Expenditures	3,200.95		3,200.95				0.00		3,200.95	0.00	3,200.95	
5421 Website expenses	69.60		69.60				0.00		69.60	0.00	69.60	
5570 Security			0.00		627.85	350.00	277.85	179.39%	627.85	350.00	277.85	179.39%
5572 Portable toilet	1,419.68		1,419.68				0.00		1,419.68	0.00	1,419.68	
5590 Professional fees	1,414.28		1,414.28				0.00		1,414.28	0.00	1,414.28	
5680 Outside Organization Dues	175.00	50.00	125.00	350.00%			0.00		175.00	50.00	125.00	350.00%
5710 Insurance	3,833.00	3,100.00	733.00	123.65%	4,106.00	3,100.00	1,006.00	132.45%	7,939.00	6,200.00	1,739.00	128.05%
5740 Postage and Delivery	11.00		11.00				0.00		11.00	0.00	11.00	
5750 Office Supplies	571.06	150.00	421.06	380.71%			0.00		571.06	150.00	421.06	380.71%
5770 Utilities		2,500.00	-2,500.00	0.00%		4,500.00	-4,500.00	0.00%	0.00	7,000.00	-7,000.00	0.00%
5760 Telephone			0.00		944.78		944.78		944.78	0.00	944.78	
5771 Electric	1,506.58		1,506.58		2,505.40		2,505.40		4,011.98	0.00	4,011.98	
5773 Water	192.00		192.00		887.92		887.92		1,079.92	0.00	1,079.92	
Total 5770 Utilities	\$ 1,698.58	\$ 2,500.00	-\$ 801.42	67.94%	\$ 4,338.10	\$ 4,500.00	-\$ 161.90	96.40%	\$ 6,036.68	\$ 7,000.00	-\$ 963.32	86.24%
5810 Bank Fee		750.00	-750.00	0.00%			0.00		0.00	750.00	-750.00	0.00%
5811 PayPal fees	1,032.71		1,032.71				0.00		1,032.71	0.00	1,032.71	
5940 Taxes			0.00				0.00		0.00	0.00	0.00	
5943 Property taxes	49.02	60.00	-10.98	81.70%	368.23	400.00	-31.77	92.06%	417.25	460.00	-42.75	90.71%
Total 5940 Taxes	\$ 49.02	\$ 60.00	-\$ 10.98	81.70%	\$ 368.23	\$ 400.00	-\$ 31.77	92.06%	\$ 417.25	\$ 460.00	-\$ 42.75	90.71%
5944 Licenses	90.00		90.00				0.00		90.00	0.00	90.00	
5951 Permit	167.89		167.89		190.00	190.00	0.00	100.00%	357.89	190.00	167.89	186.36%
Total Expenses	\$ 27,219.05	\$ 25,610.00	\$ 1,609.05	106.28%	\$ 32,978.86	\$ 27,830.00	\$ 5,148.86	118.50%	\$ 60,197.91	\$ 53,440.00	\$ 6,757.91	112.65%
Net Operating Income	\$ 4,303.97	\$ 3,490.00	\$ 813.97	123.32%	-\$ 2,904.86	\$ 170.00	-\$ 3,074.86	-1708.74%	\$ 1,399.11	\$ 3,660.00	-\$ 2,260.89	38.23%
Net Income	\$ 4,303.97	\$ 3,490.00	\$ 813.97	123.32%	-\$ 2,904.86	\$ 170.00	-\$ 3,074.86	-1708.74%	\$ 1,399.11	\$ 3,660.00	-\$ 2,260.89	38.23%

Granada Hills Home Owners Association

Balance Sheet

As of December 31, 2021

	Total		
	As of Dec 31, 2021	As of Dec 31, 2020 (PY)	Change
ASSETS			
Current Assets			
Bank Accounts			
1000 Association Cash Balance			0.00
1020 Assn Checking- BoA - *3634	34,209.05	33,564.06	644.99
1021 (To)From pool acct	7,037.82	4,881.10	2,156.72
Total 1000 Association Cash Balance	41,246.87	38,445.16	2,801.71
1001 Pool Cash Balance			0.00
1030 Pool Checking - BoA - *3777	2,973.80	2,245.58	728.22
1031 (To)From Association acct	(7,037.82)	(4,881.10)	(2,156.72)
Total 1001 Pool Cash Balance	(4,064.02)	(2,635.52)	(1,428.50)
Total Bank Accounts	37,182.85	35,809.64	1,373.21
Other Current Assets			
1330 Tax Pre Payments/Refunds	724.00	724.00	0.00
Total Other Current Assets	724.00	724.00	0.00
Total Current Assets	37,906.85	36,533.64	1,373.21
Fixed Assets			
1590 Land	12,621.00	12,621.00	0.00
Association			
1500 Association Assets	114,846.68	114,846.68	0.00
1600 Accumulated Depreciation - Assn	(102,701.00)	(102,701.00)	0.00
Total Association	12,145.68	12,145.68	0.00
Pool			
1530 Pool Assets	161,150.00	161,150.00	0.00
1630 Accumulated depreciation - pool	(154,098.00)	(154,098.00)	0.00
Total Pool	7,052.00	7,052.00	0.00
Total Fixed Assets	31,818.68	31,818.68	0.00
TOTAL ASSETS	69,725.53	68,352.32	1,373.21
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Other Current Liabilities			
Texas State Comptroller Payable	26.98		26.98
Prepaid Sales Tax	(52.88)		(52.88)
Total Texas State Comptroller Payable	(25.90)	0.00	(25.90)
Total Other Current Liabilities	(25.90)	0.00	(25.90)
Total Current Liabilities	(25.90)	0.00	(25.90)
Total Liabilities	(25.90)	0.00	(25.90)
Equity			
3900 Reserves - Association	29,007.44	59,034.71	(30,027.27)
3910 Reserves - Pool	39,344.88	39,344.88	0.00
Net Income	1,399.11	(30,027.27)	31,426.38
Total Equity	69,751.43	68,352.32	1,399.11
TOTAL LIABILITIES AND EQUITY	69,725.53	68,352.32	1,373.21

Granada Hills Home Owners Association

Balance Sheet

As of February 21, 2022

	Total		
	As of Feb 21, 2022	As of Feb 21, 2021 (PY)	
ASSETS			
Current Assets			
Bank Accounts			
1000 Association Cash Balance			0.00
1020 Assn Checking- BoA - *3634	38,188.42	32,325.65	5,862.77
1021 (To)From pool acct	6,696.94	4,881.10	1,815.84
Total 1000 Association Cash Balance	44,885.36	37,206.75	7,678.61
1001 Pool Cash Balance			0.00
1030 Pool Checking - BoA - *3777	1,354.26	8,909.43	(7,555.17)
1031 (To)From Association acct	(6,696.94)	(4,881.10)	(1,815.84)
Total 1001 Pool Cash Balance	(5,342.68)	4,028.33	(9,371.01)
Total Bank Accounts	39,542.68	41,235.08	(1,692.40)
Other Current Assets			
1330 Tax Pre Payments/Refunds	724.00	724.00	0.00
1499 Undeposited Funds	0.00	2,600.00	(2,600.00)
Total Other Current Assets	724.00	3,324.00	(2,600.00)
Total Current Assets	40,266.68	44,559.08	(4,292.40)
Fixed Assets			
1590 Land	12,621.00	12,621.00	0.00
Association			
1500 Association Assets	114,846.68	114,846.68	0.00
1600 Accumulated Depreciation - Assn	(102,701.00)	(102,701.00)	0.00
Total Association	12,145.68	12,145.68	0.00
Pool			
1530 Pool Assets	161,150.00	161,150.00	0.00
1630 Accumulated depreciation - pool	(154,098.00)	(154,098.00)	0.00
Total Pool	7,052.00	7,052.00	0.00
Total Fixed Assets	31,818.68	31,818.68	0.00
TOTAL ASSETS	72,085.36	76,377.76	(4,292.40)
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Other Current Liabilities			
Texas State Comptroller Payable	29.27		29.27
Prepaid Sales Tax	(52.88)		(52.88)
Total Texas State Comptroller Payable	(23.61)	0.00	(23.61)
Total Other Current Liabilities	(23.61)	0.00	(23.61)
Total Current Liabilities	(23.61)	0.00	(23.61)
Total Liabilities	(23.61)	0.00	(23.61)
Equity			
3900 Reserves - Association	30,406.55	29,007.44	1,399.11
3910 Reserves - Pool	39,344.88	39,344.88	0.00
Net Income	2,357.54	8,025.44	(5,667.90)
Total Equity	72,108.97	76,377.76	(4,268.79)
TOTAL LIABILITIES AND EQUITY	72,085.36	76,377.76	(4,292.40)

Granada Hills Home Owners Association Statement of Income & Expenses

January 1 - February 21, 2022

	Association			Pool			TOTAL		
	Jan 1 - Feb 21, 2022	Jan 1 - Feb 21, 2021 (PY)	Change	Jan 1 - Feb 21, 2022	Jan 1 - Feb 21, 2021 (PY)	Change	Jan 1 - Feb 21, 2022	Jan 1 - Feb 21, 2021 (PY)	Change
Income									
4010 Annual Dues	4,608.00	14,112.00	(9,504.00)			0.00	4,608.00	14,112.00	(9,504.00)
4020 Pool revenue			0.00			0.00	0.00	0.00	0.00
4021 Pool Membership Fee			0.00	1,220.00	345.00	875.00	1,220.00	345.00	875.00
Total 4020 Pool revenue	0.00	0.00	0.00	1,220.00	345.00	875.00	1,220.00	345.00	875.00
4030 Ad Newsletter	200.00		200.00			0.00	200.00	0.00	200.00
4040 Donations	39.00	942.00	(903.00)		50.00	(50.00)	39.00	992.00	(953.00)
4043 Misc.		120.00	(120.00)			0.00	0.00	120.00	(120.00)
4044 New Entrance Sign	50.00		50.00			0.00	50.00	0.00	50.00
Total 4040 Donations	89.00	1,062.00	(973.00)	0.00	50.00	(50.00)	89.00	1,112.00	(1,023.00)
4050 Merchandise Sales (Taxable)	27.71		27.71			0.00	27.71	0.00	27.71
Total Income	4,924.71	15,174.00	(10,249.29)	1,220.00	395.00	825.00	6,144.71	15,569.00	(9,424.29)
Gross Profit	4,924.71	15,174.00	(10,249.29)	1,220.00	395.00	825.00	6,144.71	15,569.00	(9,424.29)
Expenses									
1990 Suspense	(693.90)		(693.90)			0.00	(693.90)	0.00	(693.90)
5010 Neighborhood Activities	123.00		123.00			0.00	123.00	0.00	123.00
5017 Welcome Wagon		45.00	(45.00)			0.00	0.00	45.00	(45.00)
5019 Other	133.44		133.44			0.00	133.44	0.00	133.44
Total 5010 Neighborhood Activities	256.44	45.00	211.44	0.00	0.00	0.00	256.44	45.00	211.44
5020 Communications			0.00			0.00	0.00	0.00	0.00
5021 Newsletter		432.43	(432.43)			0.00	0.00	432.43	(432.43)
Total 5020 Communications	0.00	432.43	(432.43)	0.00	0.00	0.00	0.00	432.43	(432.43)
5030 Park Expenses		96.91	(96.91)			0.00	0.00	96.91	(96.91)
5101 Pool attendants			0.00		225.00	(225.00)	0.00	225.00	(225.00)
5210 Repairs & Maintenance		784.54	(784.54)			0.00	0.00	784.54	(784.54)
5220 Subcontracted services	300.00		300.00			0.00	300.00	0.00	300.00
5221 Cleaning			0.00	1,526.06	2,330.21	(804.15)	1,526.06	2,330.21	(804.15)
5230 Supplies		34.53	(34.53)		9.73	(9.73)	0.00	44.26	(44.26)
5240 Landscaping	668.44	389.70	278.74			0.00	668.44	389.70	278.74
5570 Security			0.00	103.92	51.96	51.96	103.92	51.96	51.96
5572 Portable toilet	277.44		277.44			0.00	277.44	0.00	277.44
5680 Outside Organization Dues	175.00	175.00	0.00			0.00	175.00	175.00	0.00
5710 Insurance		1,047.00	(1,047.00)		1,047.00	(1,047.00)	0.00	2,094.00	(2,094.00)
5750 Office Supplies		122.30	(122.30)			0.00	0.00	122.30	(122.30)
5770 Utilities			0.00			0.00	0.00	0.00	0.00
5760 Telephone			0.00	78.52	68.44	10.08	78.52	68.44	10.08
5771 Electric	137.65	145.73	(8.08)	373.98	385.82	(11.84)	511.63	531.55	(19.92)
5773 Water	32.00	32.00	0.00	416.18	120.26	295.92	448.18	152.26	295.92
Total 5770 Utilities	169.65	177.73	(8.08)	868.68	574.52	294.16	1,038.33	752.25	286.08
5811 PayPal fees	86.42		86.42			0.00	86.42	0.00	86.42
5940 Taxes			0.00			0.00	0.00	0.00	0.00
5943 Property taxes	49.02		49.02			0.00	49.02	0.00	49.02
Total 5940 Taxes	49.02	0.00	49.02	0.00	0.00	0.00	49.02	0.00	49.02
Total Expenses	1,288.51	3,305.14	(2,016.63)	2,498.66	4,238.42	(1,739.76)	3,787.17	7,543.56	(3,756.39)
Net Operating Income	3,636.20	11,868.86	(8,232.66)	(1,278.66)	(3,843.42)	2,564.76	2,357.54	8,025.44	(5,667.90)
Net Income	3,636.20	11,868.86	(8,232.66)	(1,278.66)	(3,843.42)	2,564.76	2,357.54	8,025.44	(5,667.90)

GRANADA HOA

IT'S MY PARK DAY 2022 IDEAS

1. Mulch playscape at tennis court side.
2. Mulch under trees at pool side.
3. Remove drinking water barrel.
4. Cut back bushes, rake beds.
5. Paint picnic tables.
6. Paint pool bathroom floors.
7. Trim trees in dry creek area.
8. Replant potted plants in pool area.
9. Power wash pool furniture.
10. Clean pool pump room and storage closet areas.