

HOA MEETING - Oct. 13, 2024 - 7:00PM @ Clubhouse

Attendees: Heidi & Bryan Weinmann, Terry Palazzi, Lori Friedman, Diana Summers, Sim & Nancy Ford

1. Financial Report - see 3rd Qtr report attached

2. Nominations for 2025 Board members and ACB members will be accepted prior to December 15th.

Elections will be held in early January - online ballots will be emailed to members.

Elections will be for President, Vice President, Secretary, Treasurer and 5 Architectural Board members.

Roles for each officer can be found at our website: <https://scraforest.wixsite.com/members/roles>

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Please consider running for one of the HOA offices and complete your online ballot when it arrives by email.

3. Future HOA meeting dates - January 12, 2025

Category	Date Posted	Check #	Payee	Item	Debits	Credits	Balance
HOA FEES	7/2/24			ACH payments		2,100.00	55,219.59
Groundskeeping	7/9/24	ACH	Mowing	Mowing 6/14	250.00		54,969.59
Electricity	7/15/24	EFT	AEP	Electricity - Clubhouse	357.68		54,611.91
Electricity	7/15/24	EFT	AEP	Electricity - Sign	11.92		54,599.99
Other Amenity Expenses	7/16/24	EFT	Home Depot	Reimburse-Wasp Spray	20.93		54,579.06
Other Amenity Expenses	7/16/24	EFT	Amazon	Reimburse-Water Filter & Wrench	52.53		54,526.53
Groundskeeping	7/24/24	ACH	Mowing	Mowing 7/22	400.00		54,126.53
Admin/Bank Fees	7/25/24			Monthly Banking Fee	20.00		54,106.53
HOA FEES	8/2/24			ACH payments		2,025.00	56,131.53
Groundskeeping	8/5/24	ACH	Mowing	Mowing 8/1	400.00		55,731.53
Pool Maint & Expenses	8/5/24	ACH	Pool Foolin	Pool Invoice-18274-Materials	1,092.23		54,639.30
Attorney/Govt	8/10/24	Online	Treasurer of Virg	SCC Registration 2024	25.00		54,614.30
Groundskeeping	8/14/24	ACH	Mowing	Mowing 8/12	400.00		54,214.30
Electricity	8/15/24	EFT	AEP	Electricity - Clubhouse	353.07		53,861.23
Electricity	8/15/25	EFT	AEP	Electricity - Sign	11.92		53,849.31
Groundskeeping	8/22/24	ACH	Mowing	Mowing 8/21	400.00		53,449.31
Admin/Bank Fees	8/28/24			ACH Banking Fee	20.00		53,429.31
Groundskeeping	8/29/24	ACH	Mowing	Mowing 8/29	400.00		53,029.31
HOA FEES	9/3/24			ACH payments		2,100.00	55,129.31
HOA FEES	9/6/24			Reimburse HOA overpayment		-75.00	55,054.31
Groundskeeping	9/4/24	ACH	Mowing	Mowing	400.00		54,654.31
Pool Maint & Expenses	9/9/24	ACH	Pool Foolin	Pool Invoice-15917-Materials	539.40		54,114.91
Electricity	9/15/24	EFT	AEP	Electricity - Clubhouse	322.65		53,792.26
Electricity	9/15/24	EFT	AEP	Electricity - Sign	11.93		53,780.33
Other Amenity Expenses	9/16/24	ACH	Amazon	Reimburse - Security Camera System	168.47		53,611.86
Attorney/Govt	9/30/24	EFT	PLDR Law	Attorney-Inv	175.00		53,436.86
Admin/Bank Fees	9/28/24			ACH Banking Fee	20.00		53,416.86
HOA FEES	9/24/24			ACH payment Lot2 - Oct		75.00	53,491.86

2024 SCRA Budget

Expense	Jan-24	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24
Pool Expenses	0.00	0.00	0.00	0.00	640.21	459.06	0.00	1092.23	539.40	0.00	2800.00	0.00
Electricity	73.41	204.14	100.63	61.50	86.95	336.97	369.60	364.99	334.58	350.00	120.00	80.00
Groundskeeping (Mowing)	0.00	0.00	0.00	1200.00	800.00	650.00	650.00	1600.00	400.00	0.00	0.00	100.00
Other Amenity Expenses	0.00	0.00	0.00	26.30	534.06	66.18	73.46	0.00	168.47	100.00	0.00	0.00
Insurance	0.00	0.00	0.00	0.00	0.00	2670.00	0.00	0.00	0.00	0.00	0.00	0.00
Govt/Attorney	0.00	0.00	0.00	0.00	30.00	0.00	0.00	25.00	175.00	0.00	0.00	0.00
Admin/Bank Fees	20.00	20.00	20.00	20.00	20.00	20.00	20.00	20.00	20.00	20.00	20.00	191.00
Total Expenses	93.41	224.14	120.63	1307.80	2111.22	4202.21	1113.06	3102.22	1637.45	470.00	2940.00	371.00
HOA Fees (income)	10125.00	2025.00	2025.00	2025.00	2025.00	1950.00	2100.00	2025.00	2100.00	1950.00	2025.00	2025.00
Bank Account Balance/est. #####	\$51,036	\$52,836	\$54,741	\$55,458	\$55,372	\$53,120	\$54,107	\$53,029	\$53,492	\$54,972	\$54,057	\$55,711