

Agenda
Masters at Deacons Walk
Board of Directors Meetings
July 13 and August 3, 2022
4:30pm

Treasurer's Report August 18, 2022

- As of July 31, 2022 the cash balance was \$59,678. This is compared to \$63,276 as of June 30, 2022 and \$44,673 a year ago.
- The balance in the reserve account was \$178,421 compared to \$175,914 as of June 30, 2022 and \$148,459 a year ago.
- We had a deficit of \$2,151 for the month of July and a surplus of \$12,047 for the year through 07/31/2022.
- The monthly deficit is due to the board decision to not increase homeowner fees in light of the 100% increase in the cost of property insurance. The new policy took effect near the end of June.
- There are two homeowners whose monthly HOA fee dues are several months in arrears. It is hoped these balances will be resolved prior to year-end.

Respectfully submitted:

Shirley Dalgaard, Treasurer MADWA

Capital Reserve Survey

- Capital Reserve Plan updated based on current HOA status: completed

MADWA Governing Documents

- Evan Leach, Attorney provided "Draft" of Governing Document updates for Board review

House address plates above front door

- Identify faded house address plates above front doorway and replace as needed

Garage Door Replacement

- Bids for replacement of 15 homes costly, so will hold at this time and will reassess for replacement next year
 - Garage Doors Plus- Sandstone
 - Twin City Garage- Color Terra Bronze
- Obtaining bids for garage door painting contract for identified garage doors

Tree Pruning and Shrub/bush Trimming Service

- Obtaining bid from YTS for possible tree pruning this fall
- Seeking contractor for shrub/bush trimming this fall

MADWA Annual meeting planning

- Looking at location options and availability for Oct 25, 26, or 27 MADWA Annual meeting
- Draft of annual budget for 2023
- Nominate new Treasurer

Respectfully submitted,

Tonya Krause Cuneo, MADWA Secretary