

**LFG HOA Board Meeting \*AGENDA\* Saturday, August 20<sup>th</sup>, 2022, 8:30 AM**  
**Microsoft Teams Virtual Meeting**

Page	Agenda Item	Lead	Purpose   Current Status
	Meeting call to order	Mark	Record attendance, confirm quorum of BOD, record time
1-3	<b>Approval of Minutes:</b> 7/23/2022 Meeting Minutes	Board	Approve and post to website
4-6 7	<b>Homeowner Hearing/Correspondence:</b> Unit 147 Unit 226 Unit 143	Ed Najera Colleen Board	See attached pages 4-6 Front door lighting Parking violations – see in separate folder (Attachment A)
8	<b>Action Items from 7/23/22 Meeting:</b> <b>Action item #1:</b> Governing Docs  <b>Action item #2:</b> Architectural Standards  <b>Action item #3:</b> Admin committee meeting	Board  Alan M  Alan M	Review current CC&R's and bylaws. Submit a list of all additions/deletions/changes that you would like to considered in the rewrite of the governing documents. Send to Alan Nelson. Add the two approved sun tunnel models to the architectural standards list with the help of Doug O'Neal, Chairman. Alan responded in writing to unit #203 stating his approval based on receiving written acceptance of responsibility for the roof's integrity and confirmation installation will be by a licensed contractor (Alan M waiting on information from H.O.) Schedule appointments to meet with the two remaining applicants for the management position. <ul style="list-style-type: none"> <li>• Both applicants met with member of the board and Alan M at the office</li> <li>• Please see report from Mark P. from Sunday, July 31<sup>st</sup> summarizing these meetings (pg 8)</li> </ul>
8	<b>Old Business:</b> <b>OB #1:</b> Pool/bath/footpath ADA project  <b>OB #2:</b> Admin Committee	Alan M  Mark P	08/02/22 county inspection approved (signed off) all rough in electric, framing, plumbing. As of 08/05/22 interior drywall installed, taped, and textured. The floor filled and leveled with concrete in preparation for tile. As of 08/09/22 Alan M spoke with contractor. Tile is in, water heater is on the way, and both have contacted ADA pros for specific link to the required chair lifts. The correct doors, water closet and sink are trying to be located. Please see attached

	<b>New Business:</b> <b>NB #1: Vote by Acclamation</b>	Mark P	<p>Judy F pointed out since we have 4 seats and 4 candidates for the upcoming election in October, that we do not (as of 1/1/2022) have to mail ballots but instead notify Homeowners. But instead notify homeowners that BOD voted to place the 4 nominees by vote of acclamation as members of the board beginning 01/01/2023. as required in this new legislation, listed below are those seated by acclamation.</p> <ul style="list-style-type: none"> <li>• Mark Pierpoint</li> <li>• Jason Kary</li> <li>• Kevin Morrison</li> <li>• Linda Meckel</li> </ul> <p>Board to vote an approval of the vote by acclamation</p>
	<b>Committee Reports:</b>		None
9-13	<b>Financials:</b> <b>F #1: June Monthly Financials</b>	Jason	Discuss at meeting
	<b>Open Session:</b> <b>OS #1: Board/Homeowners future topics / non-agenda items</b>	All	Discuss at meeting
	<b>Executive Session</b>	Board	TBD
	<b>Meeting adjourns</b>	Mark P	Motion: Second: All in favor, Time:

**LFG HOA Board Meeting \*MINUTES\* Saturday, July 23<sup>rd</sup>, 2022, 8:30 AM**  
**Microsoft Teams Virtual for Members | Hybrid for Board of Directors & Manager**

Page	Agenda Item	Lead	Discussion   Action
	Meeting call to order	Mark	<b>8:28 AM</b>
	Persons present	Mark	Mark Pierpoint, Jim Cochrane, Jessica Taft, Barbara Schoen, Josette Reina, Alan Nelson, Doug O’neal, Alan Miescke <b>Absent:</b> Jason Kary
	<b>Approval of Minutes:</b> 6/18/2022 Meeting Minutes	Board	Jim C - Motion to approve Barbara S - Second Doug O - Abstain All others in favor - Passed
	<b>Action Items from 6/18/22 Meeting:</b> <b>Action item #3:</b> Re-statement of Governing Docs	Alan N	Present Remotely, attorney Brian Henley, currently working with LFG. <ul style="list-style-type: none"> <li>• Mark: Brian, where do we stand at this point? What does the Board need to do next?</li> <li>• Brian: Alan Nelson sent in questions. Example “who is responsible for water under unit?”</li> <li>• Brian: I need HOA direction on this. Not able to give “law” position without clear wording from the Board as to the division of responsibilities (Homeowner vs. HOA). Brian has a “template” of legal changes (?)</li> <li>• Brian (Misc. comments): <ul style="list-style-type: none"> <li>○ Majority vote of changes by HO’s by secret ballot</li> <li>○ Vote is yes or no on ALL changes</li> <li>○ Short term rentals – Brian has template to suggest (?)</li> <li>○ Term limits up to the BOD</li> <li>○ <b>Action</b> To all BOD – Make a list of all changes agreed on. Brian will review</li> <li>○ At some point a draft of changed docs will be sent to Homeowners. Give them 30 days to respond</li> <li>○ Multiple drafts probable with homeowner input / attorney input / board input</li> </ul> </li> </ul>
	<b>Action item #1:</b> Architectural request Unit #203	Doug O	The board approved a very similar model of a “sun tunnel” last year <ul style="list-style-type: none"> <li>• Motion to approve unit 203’s model, with a letter from the homeowner accepting all</li> </ul>

	<p><b>Action item #2:</b> Board survey responses</p> <p><b>Action item #4:</b> Admin Committee meeting</p> <p><b>Action item #5:</b> Homeowner Contact list</p>	<p>Doug O</p> <p>Mark P</p> <p>Board</p>	<p>responsibilities for the roof's integrity, and show proof work will be completed by a licensed and insured contractor</p> <ul style="list-style-type: none"> <li>• Jim C – Second</li> <li>• All in favor – request approved</li> </ul> <p><b>Action:</b> Alan M to add both model and manufacturers to architectural standards.</p> <p><b>Action:</b> Alan M to respond in writing to unit 203 survey item #10 – results</p> <ul style="list-style-type: none"> <li>• Improve “look” of LFG</li> <li>• Different exterior paint colors</li> <li>• Establish color committee and include roofing color and/or style</li> </ul> <p>The majority of the committee in favor of self-management (see attachment A+B)</p> <ul style="list-style-type: none"> <li>• Mark - Motion to move forward with the self-management option, no longer consider the Management Co. Option</li> <li>• Jim C - Second</li> <li>• All in favor – motion passed</li> </ul> <ul style="list-style-type: none"> <li>• Josette R - Motion to proceed with 1 full time HOA manager (GM) in the LFG Office and 1 additional (3 total) “lead” person in the field working with the GM</li> <li>• Doug - Second</li> <li>• Jim - Abstain</li> <li>• Jessica - Nay</li> <li>• Remaining 5 - yes, motion passed</li> </ul> <p><b>Action:</b> Alan M to set appointments with the 2 applicants to meet with the board members and Alan M</p> <p>Tabled</p>
	<p><b>Old Business:</b> <b>OB #1:</b> Pool/bath/footpath ADA project</p>	<p>Alan M</p>	<p>All engineering approved and Placer County Permit issued. Alan will step up work on this, and contractors should as well</p>
<p>Attachments A1-A18</p>	<p><b>New Business:</b> <b>NB #1:</b> Required mailing #2</p>	<p>Board</p>	<p>Alan M asked all BOD's to review all 18 pages (mailing #2) for accuracy prior to 7/27</p>
<p>6-7</p>	<p><b>Committee Reports:</b> <b>CR #1:</b> Architectural Committee</p>	<p>Doug O</p>	<p>See Action #1 above</p>

	<b>CR #2: Admin Committee</b> <b>CR #3: Landscape</b>	Mark P, Jason K Board	See Action #4 above  See attachment C
	<b>Financials:</b> <b>F #1: May Monthly Financials</b> <b>F #3: 2022/2023 Budget Draft</b>	Jason Jason	No changes No changes
	<b>Open Session:</b> <b>OS #1: Board/Homeowners future topics / non-agenda items</b>	All	<ul style="list-style-type: none"> <li>• Schedule “docs re-state” meeting</li> <li>• Doug, Alan N, (others?) walk all areas and list architectural / common area violations for Alan M</li> <li>• Alan M to research “high charge” vehicle chargers effect on LFG current wiring</li> </ul>
	<b>Executive Session</b>	N/A	None
	<b>Meeting adjourns</b>	All	Motion: Doug O Second: Josette All in favor, Time: 11:12am

## Landscape Committee Meeting

From: jimbochrane@aol.com

To: adminlfghoa@sbcglobal.net; asmiescke@yahoo.com; mark\_pierpoint@keysight.com; oneal3dp@yahoo.com; alanrphmba@comcast.net; bjschoen@me.com; jason.kary@keysight.com; taffjessica@gmail.com; rein@aol.com; reinaterra74@gmail.com

Date: Saturday, July 16, 2022 at 05:32 PM PDT

The Landscape Committee held an "in person" committee meeting last Saturday July 9th on my back deck. The meeting was well attended with only 2 members unable to attend. Hot coffee and cinnamon banana bread were served as an enticement for attending.

The meeting agenda included:

- 1) Committee member introductions with each member sharing their landscape experience
- 2) Review of the mission/goals of the committee
- 3) Explanation of the role of the Landscape Committee in its interaction with the HOA Board of Directors
- 4) Review of the results of the Homeowners Survey concerning landscaping.
- 5) Review of Landscape Projects
  - a) Last Year
  - b) This Year
  - c) Next Year
- 6) A Walk Around the Glen to share thoughts and ideas for improvement of the Glen. The Front Entrance, the Common Area around the Gazebo and the Back Entrance were visited.

The comments made in our meeting and during the "walk around" which I heard were:

- 1) Stephaine Caronna was of the opinion that the cost of the proposed thatching, aeration and sod replacement should be regarded as an annual maintenance expense....not a new project expense
- 2) Sunny Nelson was skeptical of the water savings that the lawn upgrade would provide.
- 3) Some committee members felt that any grass area that was not being used and was there for a decoration purpose only should be removed and replaced with conservation landscaping.
- 4) Lisa Allen and Stephaine Caronna both felt that the grass in the middle divide of the Bristlecone Entrance should be removed and replaced with cobble stones and a drip system.....similar to what was done on the Front Entrance
- 5) Stephaine Caronna in unit # 100 would like Alan's maintenance crew to prune back the overgrown and broken limbs in the thicket on the right side of the road coming into the Glen. She still wants to have a visual screen between her back deck and the road, but would like the branches trimmed back. The new trees, planted several years ago are now being encroached upon by the thicket.
- 6) All members of the committee were in favor of hiring a professional, licensed landscape architect to do our planning
- 7) Committee members on the walk thought we should remove or prune back the willow tree thickets on the the right side of the Front Entrance as you are leaving the Glen
- 8) Sunny Nelson felt that the 2 willow trees and the 2 aspen trees planted last year next to the fences should be removed and other trees planted in their place. As she explained, willow trees are riparian and naturally grow near river banks. The root system of these trees seek out water sources and will quickly penetrate water and sewage pipes. They grow very fast and have very weak branches which either brake or are prone on the ground. Aspen trees are a colonial tree species and spread very fast by their root system. As the root system spreads new aspen trees will appear everywhere. Trying to manage their growth is very difficult.

All in all, members of the committee thought the meeting was beneficial and look forward to see future landscape improvements.

Jim Cochrane  
Landscape Committee Chairman

ATTACHMENT C

## LFGHOA Admin

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**From:** Edmund Najera <edmund.najera@gmail.com>  
**Sent:** Thursday, June 30, 2022 3:48 PM  
**To:** LFGHOA Admin  
**Subject:** LFG #147

Hello LFG HOA,

I wanted to understand a few things about my neighboring unit at 147. Two things I noticed on my last visit:

- 1) The unit has a hose coming out of the wall by the front door that then comes up and around. See attached photo. It looks horrible. How is this acceptable and within HOA rules?
- 2) The back of the unit has a full irrigation system and new flowers. This doesn't look bad however, the units are not separately metered for water and the entire complex is footing there bill. This doesn't seem right or fair. Please see attached photo.

I think both of these things need to be fixed / remedied. If the owners of the unit wants to pay more for the water usage, then that may be or remedy. Alternatively, they could pay to have each unit in our complex separately metered.

Please advise.



5-2





## Joslynn Williams

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**From:** Colleen M <colleenjjmm@gmail.com>  
**Sent:** Saturday, June 18, 2022 12:34 PM  
**To:** LFGHOA Admin  
**Subject:** 2 Minor requests

Hi Alan!

2. Could there be a lighting pollution rule added? Since the HOA is revisiting (restating) the HOA documents, now seems a good time to consider this. Unit #218 across from us replaced the front entry fixture a few years ago with an extremely bright model that lights the entire cul-de-sac like a barnyard security floodlamp, including our upstairs bedroom windows, and disturbs our sleep. I reached out to the various tenants in several ways, and after about a year the problem is mostly resolved, the light is seldom left on all night anymore. But I believe more could be done to eliminate these individual unshielded fixtures as the HOA is doing with the common lighting. That project has made a huge improvement for our back bedroom!!!

Thank You!!!

-Colleen #226

## LFGHOA Admin

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**From:** Mark Pierpoint <mark\_pierpoint@keysight.com>  
**Sent:** Sunday, July 31, 2022 4:34 PM  
**To:** Jim Cochrane; Doug O'Neal (oneal3dp@yahoo.com); 'Josette Reina'; Jessica Taff; Jason Kary; Alan & Roxy Nelson (alanrphmba@comcast.net); Barbara Schoen  
**Cc:** LFGHOA Admin; Alan Miescke (asmiescke@yahoo.com)  
**Subject:** Confidential: Update on GM hiring  
**Attachments:** Resumes LFG[17].pdf

All,

Further to our discussion at the last board meeting, several of us held final interviews for both Sierra Williams and Lauren Kettmann as we decided we would proceed with the model of having an office based general manager and look to hire a buildings experienced person in the outside team.

Jessica provided some excellent context for her advocacy of continuing with a direct replacement of Alan and indeed we had a suitable candidate. However, in the end, we decided to pursue the new model and we hope that this will provide us with a great blend of roles and responsibilities and therefore flexibility.

As a result of the interviews, Alan M, Doug, Jason, Alan Nelson and myself have determined that Lauren Kettmann was the stronger candidate and I have asked Alan to finalize details with her, including salary and start date. Alan has a vacation coming in the 3<sup>rd</sup> week of August, so I would expect that Lauren will start the following week.

I am looking forward to Lauren coming up to speed quickly, re-assessing all of our office systems and being able to develop some improved communications with our homeowners.

The other priority for Lauren and Alan at the end of August will be to move forward the hiring of the buildings person.

Thanks to you all for your help in this as well as Alan, since his transitional work is just beginning.

Alan will also be contacting the other candidates and the management companies this week, so please keep all this information confidential as this is all not settled yet.

Thanks,

Mark

LAKE FOREST GLEN HOMEOWNERS ASSOCIATION

BALANCE SHEET

June 30, 2022

See Independent Accountants' Compilation Report

ASSETS

		OPERATING FUND	REPLACEMENT FUND
<b>ASSETS</b>			
1040	Operating Checking Account	\$ 336,333	\$ -0-
1045	Deferred Compensation Account	207,521	-0-
1060	US Bank ACH Account	-0-	-0-
1090	Petty Cash Account	507	-0-
1280	El Dorado Savings	-0-	239,718
1290	Edward Jones	-0-	1,475,217
1320	Other Receivable	-0-	-0-
1410	Assessments Receivable	4,332	-0-
1415	Allowance for Bad Debt	-0-	-0-
1501	Prepaid Expenses	-0-	-0-
1505	Other Prepaid Expenses	-0-	-0-
1511	Prepaid Taxes	-0-	-0-
1475	Due From Operating	-0-	(121)
1502	Workers' Comp Deposit	-0-	-0-
1520	Property & Equipment	177,086	-0-
1530	Less: Accum. Depreciation	(173,758)	-0-
	<b>TOTAL ASSETS</b>	<b>\$ 552,021</b>	<b>\$ 1,714,814</b>

LIABILITIES & FUND BALANCES

<b>LIABILITIES</b>			
3010	Accounts Payable	\$ 20,904	\$ -0-
3011	Accrued Accounts Payable	2,515	-0-
3015	Replacement Accounts Payables	-0-	-0-
2055	Deferred Charter Revenue	3,870	-0-
2031	Deferred Wages	201,379	-0-
2041	Accrued Vacation	20,702	-0-
2045	Homeowners Dues Paid In Advance	22,465	-0-
2034	Escrow Deposits	-0-	-0-
2000	Income Taxes Payable - Federal	-0-	-0-
2001	Income Taxes Payable - Franchise	125	-0-
2120	Due To Replacement	(121)	-0-
	<b>TOTAL LIABILITIES</b>	<b>271,839</b>	<b>-0-</b>
<b>FUND BALANCES</b>			
3100	Operating Fund Balance	274,629	-0-
3900	Replacement Fund Balance	-0-	1,642,947
	Current Year Net Revenue (Expense)	5,553	71,867
	<b>TOTAL FUND BALANCES</b>	<b>280,182</b>	<b>1,714,814</b>
	<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 552,021</b>	<b>\$ 1,714,814</b>

SUBSTANTIALLY ALL DISCLOSURES  
HAVE BEEN OMITTED.

TENTATIVE AND PRELIMINARY  
FOR DISCUSSION PURPOSES ONLY.

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LAKE FOREST GLEN HOMEOWNERS ASSOCIATION  
 STATEMENT OF OPERATING FUND REVENUE & EXPENSES  
 For the Month Ended June 30, 2022  
 And Year-to-date Period January 1, 2022 to June 30, 2022  
 See Independent Accountants' Compilation Report

	CURRENT MONTH ACTUAL	YEAR TO-DATE ACTUAL	ANNUAL BUDGET	YTD ACTUAL % BUDGET	RESIDUAL BUDGET
<b>REVENUE</b>					
5010 Dues Assessments	\$ 88,920	\$ 533,520	\$ 1,068,051	50%	\$ 534,531
5011 Less: Dues Allocated to Replacement Fund	(28,962)	(173,771)	(347,541)	50%	(173,770)
5110 Interest Income	38	1,285	3,000	43%	1,715
5250 Late Fees & Interest	380	1,176	1,500	78%	324
5260 Transfer Fee Income	600	600	1,500	40%	900
5290 Miscellaneous Income	200	700	4,200	17%	3,500
<b>TOTAL REVENUE</b>	<b>61,176</b>	<b>363,510</b>	<b>730,710</b>	<b>50%</b>	<b>367,200</b>
<b>EXPENSES SCHEDULE ATTACHED</b>					
Landscaping	10,087	56,806	109,303	52%	52,497
Utilities	5,098	30,641	57,700	53%	27,059
Pool & Tennis Expenses	10,580	49,783	81,720	61%	31,937
Repairs & Maintenance	10,202	80,885	166,081	49%	85,196
Administrative Expenses	26,515	136,514	315,905	43%	179,391
8150 Depreciation	555	3,328	9,124	36%	5,796
6001 Property Tax	-0-	-0-	-0-	0%	-0-
8151 Provision for Federal Income Tax	-0-	-0-	-0-	0%	-0-
8152 Provision for Franchise Tax	-0-	-0-	874	0%	874
<b>TOTAL EXPENSES</b>	<b>63,037</b>	<b>357,957</b>	<b>740,707</b>	<b>48%</b>	<b>382,750</b>
<b>EXCESS OF REVENUE OVER (UNDER) EXPENSES</b>	<b>\$ (1,861)</b>	<b>\$ 5,553</b>	<b>\$ (9,997)</b>		<b>\$ (15,550)</b>

SUBSTANTIALLY ALL DISCLOSURES  
HAVE BEEN OMITTED.

TENTATIVE AND PRELIMINARY  
FOR DISCUSSION PURPOSES ONLY.

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LAKE FOREST GLEN HOMEOWNERS ASSOCIATION

STATEMENT OF REPLACEMENT FUND REVENUE & EXPENSES  
 For the Month Ended June 30, 2022  
 And Year-to-date Period January 1, 2022 to June 30, 2022

See Independent Accountants' Compilation Report

	CURRENT MONTH ACTUAL	YEAR TO-DATE ACTUAL	ANNUAL BUDGET	YTD ACTUAL % BUDGET	RESIDUAL BUDGET
<b>REVENUE</b>					
5100 Replacement Allocation	\$ 28,962	\$ 173,771	\$ 347,541	50%	\$ 173,770
5300 Sale of Asset	-0-	-0-	-0-	0%	-0-
3115 Investment Interest	-0-	-0-	-0-	0%	-0-
<b>TOTAL REVENUE</b>	<b>28,962</b>	<b>173,771</b>	<b>347,541</b>	<b>50%</b>	<b>173,770</b>
<b>EXPENSES</b>					
9140 Site BMP Requirements/Landscape	-0-	-0-	-0-	0%	0
9141 BMP Engineering	-0-	-0-	15,000	0%	15,000
9143 Landscape	-0-	-0-	10,000	0%	10,000
9144 Pool Bath Project/ADA	-0-	22,087	125,000	18%	102,913
9151 Bldg Brick & Cement	-0-	-0-	-0-	0%	-0-
9152 Bldg Siding/Trim/Fascia/Painting	23,167	61,149	158,500	39%	97,351
9153 Buildings/Storage/Lockers	-0-	-0-	3,000	0%	3,000
9160 Roofs - All	-0-	-0-	-0-	0%	-0-
9170 Asphalt Crack Fill	6,730	6,730	9,500	71%	2,770
9171 Asphalt Resurfacing	-0-	-0-	-0-	0%	-0-
9173 Asphalt Sealing Striping	-0-	-0-	-0-	0%	-0-
9174 Foot Paths	-0-	-0-	-0-	0%	-0-
9180 Pools/Replastering/Tile	-0-	-0-	-0-	0%	-0-
9181 Pools/Decking/Fences/Gates	-0-	-0-	-0-	0%	-0-
9182 Pools/Equipment & Mechanical	-0-	-0-	-0-	0%	-0-
9183 Pool Replacement/Kids/Adults	-0-	-0-	-0-	0%	-0-
9184 Pools-Furniture	-0-	-0-	-0-	0%	-0-
9185 Playground Equipment	-0-	-0-	-0-	0%	-0-
9190 Tennis/Paint Stripe	-0-	-0-	-0-	0%	-0-
9191 Tennis Equipment	-0-	-0-	-0-	0%	-0-
9192 Tennis #1 and #2 Resurface	-0-	-0-	-0-	0%	-0-
9193 Tennis #3 and #4 Resurface	-0-	-0-	-0-	0%	-0-
9200 Office Equipment	-0-	-0-	-0-	0%	-0-
9201 Computer	-0-	-0-	-0-	0%	-0-
9202 Office Furniture	-0-	-0-	-0-	0%	-0-
9210 1/2 Ton Truck	-0-	-0-	-0-	0%	-0-
9211 3/4 Ton Truck	-0-	-0-	-0-	0%	-0-
9212 Snow Removal Equipment	-0-	11,938	70,000	17%	58,062
9220 Perimeter Fence	-0-	-0-	-0-	0%	-0-
9221 Privacy Fences	-0-	-0-	1,000	0%	1,000
9300 Provision for Federal Income Tax	-0-	-0-	-0-	0%	-0-
9301 Provision for Franchise Tax	-0-	-0-	72	0%	72
<b>TOTAL EXPENSES</b>	<b>29,897</b>	<b>101,904</b>	<b>392,072</b>	<b>28%</b>	<b>290,168</b>
<b>EXCESS OF REVENUE OVER (UNDER) EXPENSES</b>	<b>\$ (935)</b>	<b>\$ 71,867</b>	<b>\$ (44,531)</b>		<b>\$ (116,398)</b>

SUBSTANTIALLY ALL DISCLOSURES  
 HAVE BEEN OMITTED.

TENTATIVE AND PRELIMINARY  
 FOR DISCUSSION PURPOSES ONLY.

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## LAKE FOREST GLEN HOMEOWNERS ASSOCIATION

SCHEDULE 1

SCHEDULE 1 - OPERATING EXPENSES  
 For the Month Ended June 30, 2022  
 And Year-to-date Period January 1, 2022 to June 30, 2022  
 See Independent Accountants' Compilation Report

	CURRENT MONTH ACTUAL	YEAR TO-DATE ACTUAL	ANNUAL BUDGET	YTD ACTUAL % BUDGET	RESIDUAL BUDGET
<b>LANDSCAPING EXPENSES</b>					
7000 Salaries - Foreman	\$ 2,787	\$ 16,970	\$ 34,498	49%	\$ 17,528
7010 Salaries - Seasonal	5,488	30,845	50,654	61%	19,809
7020 Employer Costs	969	6,540	12,901	51%	6,361
7030 Plants	-0-	156	-0-	0%	(156)
7031 Irrigation	138	352	1,000	35%	648
7032 Fertilizers	204	540	1,099	49%	559
7033 Hardscape	-0-	-0-	1,451	0%	1,451
7035 Equipment	150	150	150	100%	-0-
7036 Equipment Maintenance	16	16	100	16%	84
7040 Pest Control	335	960	7,000	14%	6,040
7050 Other/Uniforms & Safety	-0-	277	450	62%	173
<b>TOTAL LANDSCAPING</b>	<b>10,087</b>	<b>56,806</b>	<b>109,303</b>	<b>52%</b>	<b>52,497</b>
<b>UTILITIES EXPENSES</b>					
7111 Electricity	844	4,687	9,400	50%	4,713
7121 Gas	19	256	400	64%	144
7131 Sewer	197	1,409	900	157%	(509)
7151 Garbage	4,038	24,289	47,000	52%	22,711
<b>TOTAL UTILITIES</b>	<b>5,098</b>	<b>30,641</b>	<b>57,700</b>	<b>53%</b>	<b>27,059</b>
<b>POOL &amp; TENNIS EXPENSES</b>					
7200 Salaries - Foreman	1,858	11,313	22,999	49%	11,686
7210 Salaries - After Hours Personnel	1,900	6,880	17,878	38%	10,998
7220 Employer Costs	436	2,991	6,193	48%	3,202
7230 Repairs & Maintenance Equipment	102	1,605	1,200	134%	(405)
7231 Repairs & Maintenance Tennis Courts	-0-	918	100	918%	(818)
7232 Fences & Gates	(100)	345	250	138%	(95)
7233 Decking & Tile	3	3	100	3%	97
7240 Supplies/Chemicals	3,843	7,796	6,750	115%	(1,046)
7241 Supplies/Restrooms	-0-	-0-	750	0%	750
7242 Supplies/Uniforms & Training	-0-	-0-	-0-	0%	-0-
7250 Utilities	2,538	15,825	23,500	67%	7,675
7260 Other/Permits	-0-	2,107	2,000	105%	(107)
<b>TOTAL POOL &amp; TENNIS</b>	<b>\$ 10,580</b>	<b>\$ 49,783</b>	<b>\$ 81,720</b>	<b>61%</b>	<b>\$ 31,937</b>

SUBSTANTIALLY ALL DISCLOSURES  
 HAVE BEEN OMITTED.

TENTATIVE AND PRELIMINARY  
 FOR DISCUSSION PURPOSES ONLY.

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## LAKE FOREST GLEN HOMEOWNERS ASSOCIATION

SCHEDULE 1

SCHEDULE 1 - OPERATING EXPENSES  
EXPENSESFor the Month Ended June 30, 2022  
And Year-to-date Period January 1, 2022 to June 30, 2022

See Independent Accountants' Compilation Report

	CURRENT MONTH ACTUAL	YEAR TO-DATE ACTUAL	ANNUAL BUDGET	YTD ACTUAL % BUDGET	RESIDUAL BUDGET
<b>REPAIRS &amp; MAINTENANCE EXPENSES</b>					
7300 Salaries - Foreman	\$ 2,323	\$ 14,142	\$ 28,748	49%	\$ 14,606
7310 Salaries - Seasonal	4,650	23,889	50,654	47%	26,765
7320 Employers Costs	879	5,708	12,029	47%	6,321
7330 Painting Labor/Material	55	377	400	94%	23
7340 Road Maintenance	-0-	-0-	200	0%	200
7350 Roof Maintenance	-0-	-0-	200	0%	200
7360 Plumbing - Water	-0-	114	1,800	6%	1,686
7361 Fire Box Inspection	-0-	-0-	-0-	0%	-0-
7370 Building Maintenance	290	1,217	4,000	30%	2,783
7371 Entries/Porches	106	131	-0-	0%	(131)
7372 Storage/Utility Sheds	-0-	-0-	-0-	0%	-0-
7373 Maintenance Shed & Fence	-0-	634	-0-	0%	(634)
7374 Privacy Fences	-0-	-0-	-0-	0%	-0-
7375 Perimeter Fence	-0-	453	-0-	0%	(453)
7376 Fire Extinguishers	791	791	-0-	0%	(791)
7380 Electrical	-0-	86	1,500	6%	1,414
7390 Contract Sewer	200	203	-0-	0%	(203)
7400 Snow Removal Contract	-0-	15,600	50,000	31%	34,400
7401 Snow Removal/In House	-0-	6,800	1,000	680%	(5,800)
7402 Snow Removal/Supplies	-0-	309	-0-	0%	(309)
7410 Truck Operation/Gasoline	644	5,610	8,000	70%	2,390
7411 Truck Operation/Supplies	-0-	-0-	500	0%	500
7412 Truck Operation/Repairs	-0-	3,229	2,750	117%	(479)
7420 Supplies/General	92	338	2,500	14%	2,162
7421 Tools & Equipment	172	1,254	800	157%	(454)
7430 Other/Uniforms	-0-	-0-	1,000	0%	1,000
<b>TOTAL REPAIRS &amp; MAINTENANCE</b>	<b>10,202</b>	<b>80,885</b>	<b>166,081</b>	<b>49%</b>	<b>85,196</b>
<b>ADMINISTRATIVE EXPENSES</b>					
8000 Salaries Manager	2,323	14,142	28,748	49%	14,606
8001 Salaries Secretary	-0-	11,018	46,260	24%	35,242
8010 Employee Benefits	2,212	16,941	35,927	47%	18,986
8011 Employer Costs	434	3,638	10,078	36%	6,440
8020 Security Patrol	485	3,033	6,400	47%	3,367
8030 Accounting Fees	1,765	12,727	25,000	51%	12,273
8040 Audit Fees	-0-	4,150	4,100	101%	(50)
8050 Legal Fees	8,633	9,368	2,500	375%	(6,868)
8060 Insurance	8,444	50,660	102,492	49%	51,832
8070 Copying & Postage	580	2,647	3,000	88%	353
8080 Supplies	185	639	2,000	32%	1,361
8090 Telephone	352	2,400	5,400	44%	3,000
8100 Travel Expense	-0-	-0-	8,000	0%	8,000
8110 Training	244	300	-0-	0%	(300)
8120 Other/Computer	858	4,851	36,000	13%	31,149
Bad Debt Expenses	-0-	-0-	-0-	0%	-0-
<b>TOTAL ADMINISTRATIVE</b>	<b>\$ 26,515</b>	<b>\$ 136,514</b>	<b>\$ 315,905</b>	<b>43%</b>	<b>\$ 179,391</b>

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