

Hunter Hill Condominium Homeowners Association

# Notice for General Membership Meeting

October 26, 2022

4:30 PM. MST

Hunter Hill Condominium Homeowners Association will be having their **Annual General Membership Meeting** on October 26, 2022.

The meeting will be held via Zoom. Please see the link on the back side of this page.

If any members of have any questions, please contact Jacob Dewey at [Jacob@crestedyeti.com](mailto:Jacob@crestedyeti.com) or call 719-551-9222 prior to the meeting. Also please contact Jacob at the listed email address above for a proxy form.

Notice, October 13, 2022

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Jacob Dewey- Property Manager

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Crested Yeti Property Management  
Association Manager  
719-551-9222  
e-mail: [jacob@crestedyeti.com](mailto:jacob@crestedyeti.com)

Mailing Address:  
PO Box 1202  
Crested Butte, CO 81224



CRESTED BUTTE, COLORADO

Crested Yeti is inviting you to a scheduled Zoom meeting.

Topic: Hunter Hill GM Meeting

Time: Oct 26, 2022 04:30 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/82525055394?pwd=UIY4T2IFWGx0OTFpMEtZV0FuYWt5UT09>

Meeting ID: 825 2505 5394

Passcode: 208528

One tap mobile

+17193594580,,82525055394#,,,,\*208528# US

+16694449171,,82525055394#,,,,\*208528# US

Dial by your location

+1 719 359 4580 US

+1 669 444 9171 US

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 312 626 6799 US (Chicago)

+1 386 347 5053 US

+1 564 217 2000 US

+1 646 931 3860 US

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC)

+1 309 205 3325 US

Meeting ID: 825 2505 5394

Passcode: 208528

Find your local number: <https://us06web.zoom.us/j/82525055394>

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CRESTED BUTTE, COLORADO

Hunter Hill Homeowners Association

# Meeting Agenda

October 26, 2022

4:30 PM, MST

- 4:30 pm Property Manager calls meeting to order
- 4:35 pm Proof of Notice/Approval of the meeting minutes
- 4:40 pm Managers report
- 4:50 pm Old Business
- 5:00 pm New Business
- 5:20 pm Election of Board Members
- 5:30 pm Adjournment

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Crested Butte, CO 81224



CRESTED BUTTE, COLORADO

Hunter Hill Condominium Association  
2021 Annual HOA Meeting Agenda  
Thursday, September 23, 2021  
5:00 P.M. @ Peak Property Management and Sales  
241 Gillaspey Ave, C1, Crested Butte South, 81224  
You may also attend by Zoom video:

Topic: Hunter Hill HOA Zoom Meeting  
Time: Sep 23, 2021 05:00 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/81872648554?pwd=RkRyVlQzWnAwR0p1eFVOTHhIVE1SUT09>

Meeting ID: 818 7264 8554

Passcode: 980151

One tap mobile

+14086380968,,81872648554#,,, \*980151# US (San Jose)

+16699006833,,81872648554#,,, \*980151# US (San Jose)

Dial by your location

+1 408 638 0968 US (San Jose)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 646 876 9923 US (New York)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

Meeting ID: 818 7264 8554

Passcode: 980151

Find your local number: <https://us06web.zoom.us/u/kblJDbzbey>

## AGENDA

### Call to Order

**Proof of Notice-** The annual meeting notification was sent out August 11, 2021, and the meeting packet was sent out -----, 2021.

### Roll Call

#### HOA Owners

Unit #1 Christopher McCoy

Unit # 2 Jennifer and Darren Kennedy

Unit # 3 Chris Biddle and Lucy Biddle

Unit # 4 Jeremy Rediger and Elise Peterson

Unit # 5 Dennis Magnetti and Katie Kumcinski

Unit # 6 Hope Geller and David Fischel

Unit # 7 Thomas Weske

Unit # 8 Peter and Laura Daniels

## Peak Property Management and Sales

Tom Hein-Association Manager

Brenda Alagna-Accountant

### **Confirm Current Owners Contact List**

Due to Colorado privacy rules Peak Property is not allowed to share homeowners phone numbers and email addresses. If your contact information changes (mailing address, email, phone numbers) please notify Tom or Brenda at Peak Property.

### **Approval of HOA Meeting Minutes from September 22, 2020.**

#### **Manager's Report**

-Welcome everyone to the 2021 Hunter Hill Homeowner's Associations annual meeting and thank you for attending. It was a busy year at Hunter Hill.

-A recap of the year included locating the building's curb stop water shut off and fixing it to work, repair leak and modify water service line and shut off valve in crawlspace, complete the interior improvement project, repaired roof leak on rubber flat roof above common area hallway, repaired the leaking washing machine, and begin looking into attic ventilation options.

-Also, the HOA amended the Declarations for STR's.

-We will be discussing maintenance and repairs for next year.

-The overall exterior condition of the building and common grounds is in good shape and holding up well. Peak Property continues to do basic maintenance and repairs as needed.

#### **Old Business** (Review of the 2020 Agenda's New Business items discussed)

1. Annual Wood Stove Cleanings- Units 2, 4, 6. To be scheduled for October 1, 2020.
  - a. **2020 Meeting Results:** Wood stove level one cleaning/inspections are scheduled for Oct. 1. Unit #4 requested that their wood stove be skipped this year because they plan to not use it and said they plan to replace it next year with wood pellet stove. The rest of the owners were not comfortable with it not being cleaned in case it was used by someone else. After discussing, Elise Peterson said she was ok proceeding with having their wood stove inspected and cleaned this fall.
2. Short Term Rental Vote Update and Results
  - a. **2020 Meeting Results:** Jennifer Kennedy updated the owners that the lawyer had received 7 out of 8 ballots so far, John Corsini did not receive his ballot, but he contacted Beth Appleton and provide his vote. Jennifer Kennedy reported that the owners vote passed and 6 out 8 owners ruled against allowing short term rentals. The Declarations will be amended to not allow short term rentals and recorded with the Gunnison County after the notification period mortgage holders have to respond. The process should take around 45 days. Once all documents and Declarations have been recorded the HOA will have to decide how and when to enforce the new rule. A few of the owners wanted to work with the owners of unit #4 but decided to wait until all the legal documents were finalized to make any decisions when to start to enforce the new rule.
3. Review Reserve Study
  - a. Interior upgrade package.
    - carpet-hallway & stairs
    - stain-all wood trim, base, handrail, stairs, spindles

-paint-walls and ceilings.

-new lighting

-vinyl flooring in laundry room

-Start bidding process?

- a. **2020 Meeting Results:** The owners all agreed they wanted to see the project start in the spring 2021. Tom H. will contact contractors to get updated proposals and the Board will need to start selecting colors and materials. Tom H. will provide updates at the next BOD's meeting.
4. Maintenance
  - hold off until fall 2021 to have sewer vault cleaning; clean every other year.
  - a. **2020 Meeting Results:** The HOA will have the sewer vault cleaned out next fall 2021 and will continue cleaning it every other year.
  - b. **2020 Meeting Results:** The building's roof is 40 years old and reaching its life expectancy, though overall it is in good shape and has some years of life left in it.
5. HOA curb stop/water shut off-locate?
  - a. **2020 Meeting Results:** The owners agreed it was a good idea to try to locate it, Tom H. will work on it.
6. Open Forum
  - a. **2020 Meeting Results:** Just a reminder that smoking is not allowed around the front entry and common areas, smoking is allowed in the parking lot. Pete D. will pull the smokers pole by the front entry, clean and store it.

## **New Business**

1. Annual Wood Stove Cleanings- Units 2, 4, 6. Scheduled for October 5, 2021.
2. Hunter Hill- Peak Property HOA Management Agreement Renewal
3. Discuss Updating CCIOA Resolutions
4. Discuss a HOA Window Replacement Approval Process
5. Discuss Parking lot assigned parking
6. Laundry room machines
7. Review Reserve Study/Maintenance and Repair
  - a. Exterior handrail painting, deck paint and stain
  - b. Sewer Vault Cleaning
8. Open Forum

## **Financial Reports**

1. As of August 25, 2021, the association had \$3,026.92 in the checking account, \$2,369.27 in the Restricted Reserve account, and \$216.00 in accounts receivables for a total asset amount of \$5,612.19.
2. The Association finished the 2020/21 fiscal year with a negative net income of \$1,477.88.
3. Many expenses were over budget this year, and the proposed budget reflects some of those budget increases.
4. There are no owner delinquencies.
5. The monthly special assessment for the interior project work ended, and there is no proposed changed to the dues.
6. Approve proposed 2021-2022 budget.

### **Election of Board of Directors**

-President: Jennifer Kennedy 2019-2022

-Vice President: Open Position

-Secretary: Hope Geller 2020-2023

-Treasurer: Peter Daniels 2020-2023

Establish Date for next meeting-September 20 or 21, 2022 @ 5:00 pm.

Adjournment

**HUNTER HILL CONDOMINIUM ASSOCIATION  
NOTICE OF OWNERS SPECIAL MEETING  
THURSDAY, MARCH 18, 2021**

**Meeting Minutes**

1) Call to Order

The meeting was called to order at 11:06 am on 3/18/21.

2) Establishment of Quorum

- Unit #1 Christopher McCoy
- Unit #2 Jennifer and Darren Kennedy
- Unit #3 Lucy and Chris Biddle
- Unit #4 Jeremy Rediger and Elise Peterson proxy to Aaron Huckstep
- Unit #5 Dennis Magnetti and Katie Kupcinski
- Unit #6 Hope Geller and David Fischel
- Unit #8 Peter Daniels
- Tom Hein, Peak Property

Roll call was taken and a quorum was present for an official meeting.

3) Old Business

- A. None

6) New Business

A. Unit #4 General conversation about Short Term Rentals

-Unit #4 was represented by their attorney Aaron Huckstep and he began stating that the owners of unit #4 hoped to have a constructive conversation about the HOA's concerns about short term rentals. The owners of unit #4 have objected to the change in the Declarations limiting short term rentals to minimum 90 days and felt the decision will severely hurt property values and understand the perception of the risk and liability to the HOA allowing short term rentals. Jennifer Kennedy asked Aaron Huckstep to elaborate more on the short-term rentals hurting property values. Aaron Huckstep responded they were trying to have a discussion rather than trying to convince the HOA that property values will be impacted, unit #4 did not have an appraiser to verify the impact, but didn't want to spend more money on it, and were hoping to discuss the new regulations hoping to reduce the time period (minimum 90 days to 29) days for a short-term rental and discuss alternative solution.

-Jennifer Kennedy felt it was important the HOA give an historical account of the process that changed the Declarations since the HOA had new owners attend the meeting. The Board of Directors and membership had been discussing short term rentals since the original HOA Declarations were written in 1980 and had no reference to short term rentals. After a couple of years of discussing it the Board and HOA decided to move forward to vote to restrict/limit short term rentals and

update the HOA Declarations with an Amendment. In June 2020, the HOA began the conversation and reached out to the rest of the membership. When unit #4 was considering purchasing they conveyed their long-term plan was to move to CB and maybe short-term rent until then. At the HOA's annual meeting in 2020 the membership decided to move forward with a vote on short term rentals and that vote was concluded on September 18, 2020. A Board meeting was held on September 22, 2020 presenting the results of the vote on limiting short term rentals and the results were 6-2 in favor of limiting short term rentals. The results were recorded with Gunnison County and the town of Mt. Crested Butte. The HOA decided to not enforce the new rule until January 4, 2021 as good faith to unit #4 to allow them to finish up their scheduled short-term rentals thru the Christmas holiday. The town of Mt. CB sent the owners of unit #4 a letter revoking their short-term rental license, but after the Mt. CB received a letter from unit #4 attorney, they reinstated unit #4 STR license. It was noted the HOA sent the town of Mt. CB a letter stating the HOA discouraged and limited STR's before the town issued unit #4 license. The HOA then held a vote on the matters again and notified each owners' mortgage holder and the members' vote was 6-2 in favor of limiting short term rentals. The HOA will file the amendment with Gunnison County the week of 3/22/21. The amendment states no short-term rentals less than 90 days and owners of unit #4 have requested the time period be 29 days.

-Each unit owner was given 2 minutes to provide their comments.

-**Unit #8** commented there were several statements made about open mindedness that did not feel great and contrary to the opinion of the owners that hired an attorney does not mean he is not being opened minded. Regarding STR's impacting property values, it was not a concern for them, and it did not change his mind today or over the past years when discussing it. Unit # 8 was disappointed the owners of unit #4 did not attend the meeting they were represented through their attorney.

-**Unit #7** not present.

-**Unit #6** is philosophically against short term rentals and favored a community feel for their small HOA and maintaining the quality of life for the residents. Unit #6 expressed concern that the HOA does not have someone on site to manage and police STR guest. The HOA works on a minimal budget, the stairs are a risk factor to people unfamiliar with the property, they are steep, and one has to be cognizant of it, the parking lot is not conducive to short term rentals vehicles because individual parking spots are maintained by each owner and unit #4 did not have anyone maintaining there's. The HOA's septic system is very fragile, and the HOA has spent thousands of dollars to repair and maintain it. It is human nature as a long term or short-term renter to care less about the property when they do not have to pay to maintain and repair it.

-**Unit #5** agreed with unit #8 and #6 and since unit #4 started STR's they are convinced it was the right decision to restrict them. They understand property values could go down, and it was not a concern to them. They also preferred piece of mind knowing their neighbors. One concern they had was the liability of the safety of the stairs, particularly ice and snow build up that occurs, and they did

not want to have to spend extra cost to maintain them for STR's than they normally do. Unit #5 stated they had come home a couple times from work late at night and their parking spot was blocked from STR guest, in some cases because the guest had gotten stuck. There was one incident that a STR rental guest had hit the parking lot retaining wall from trying to get out of their parking spot. The HOA has limited designated parking spots and the nearest on-street parking for the HOA is over a mile away. Unit #5 expressed STR guest had talked to them about why and who was going to shovel the entry stairs or who was going to shovel their parking spot. Guest had been loud and felt entitled to do what they wanted because they were paying to stay there.

-**Unit #3** said he was one of the new owners and felt he should go with the rest of the owners. He acknowledged maybe restricting his use of his unit was not practical but wanted to go along with his new neighbors' decision. If in the future he wanted to see a change, he felt it would be better accomplished by going along with the status quo today. They agreed with the sentiment of maintaining long term renting that is in high demand and that was a big reason for buying at Hunter Hill. They felt it was important holding the HOA for residents who work and live in the community.

-**Unit #2** there are a lot of quality-of-life cost that cannot be measured in dollars and in this case Unit #4 would like to talk about economics and unit 2 was not convinced allowing STR's lowers their property values in a substantial way or if at all, they are convinced STR's increase there day to day unforeseen expenses. They live in an older aging building in a harsh environment. The owners of unit #4 have asked to increase snow removal for the convenience of their guest and the HOA has a limited snow removal budget. They have a concern with guest flushing inappropriate things down into the septic system causing problems. There guest add wear and tear to the common areas carrying their bikes, skis, snowboards, etc in and out of the building, and currently the HOA is spending thousands to renovate the common area. As earlier mentioned, a recent guest repeatedly hit the parking lot retaining wall trying to get out and fixing that kind of thing could cost the HOA thousands of dollars. Another issue they have had with STR guest is they have piled snow behind other parked cars when cleaning out units 4 parking spot causing people to be late to work or their time removing the piled snow which is an economic cost to those that live there permanently. In conclusion unit #2 feels there is a short-term cost to STR's that outweighs any belief that STR's lower property values. The unforeseen and unpredictable cost weigh on the long-term residents who are families, police officers, bartenders, teachers. Unit #2 was disappointed that unit 4 called for the meeting and did not show up to participate and look the other owners in the eye to have a constructive conversation.

-**Unit #1** said he understood both sides of the discussion and thought if there was a compromise it would include some economic benefits to the HOA. He was neither for nor against it.

-Aaron Huckstep (in response to unit one) said a constructive way to think about SRT's is possible approaches to require things that are similar to what Mt. CB

would require. Such as requiring STR units to have 24-hour property management services to handle and deal with their guest and could impose some type of fee on STR's that would come to the HOA. The point of them asking for the meeting was not to convince the membership of some economic issue; the purpose of the meeting was to hear what was going on and discuss solutions and alternatives. Jennifer Kennedy responded they were not there either to convince anyone, the HOA put the issue up for vote twice and the membership ruled to limit STR's. The HOA has spent countless hours, money and have listened to the membership and the Board has followed the majority vote who do not want to change the STR requirement from the minimum of 90 days to 29 days.

-There were no other comments and the HOA moved on to agenda items #2.

B. Interior Remodel Project/Attic updates

-Tom Hein updated the membership that the interior remodel project had started and drywall, paint, staining is scheduled to be completed by May 5. The carpet and laundry room flooring is scheduled to be installed May 5. New lighting will be installed after the carpet and vinyl flooring is done and the entire project should be done by mid-May.

-The HOA should have the bid back from Dragon Sheet metal regarding venting the upper units' bathroom exhaust fans to the outside rather than venting directly into the attic space. Venting of the bathroom exhaust will be paid for by the HOA and if any residents want to replace their bathroom exhaust fans, they can do so by contracting with Dragon Sheet metal directly when the HOA's work is done.

8) Adjournment

- Peter Daniels made a motion to adjourn the meeting, Chris McCoy seconded the motion, all were in favor, and the motion was approved. The meeting was adjourned at 11:51 A.M. on March 18, 2021.

## Hunter Hill Condominium Association

Approved Budget 9/29/2021

Account Name		
<b>Income</b>		
Dues Income	35,040.00	
Restricted Reserve Income	4,592.00	
<b>Total Dues and Restricted Reserves</b>	<b>39,632.00</b>	
Chimney Maint. Reimbursements	625.00	
Laundry/Vending Income	1,200.00	
Finance Charge/Bank Fees Reimb. Income	-	
<b>Total Income</b>	<b>41,457.00</b>	
<b>Expense</b>		
Cleaning	720.00	
Insurance Expense	5,376.00	
Landscaping and Groundskeeping	300.00	
<b>MAINTENANCE AND REPAIRS</b>		
Chimney Maintenance	625.00	
Fire Inspection/Maint.	287.50	
Roof Repair	0.00	
Maintenance and Repairs - Other	3,750.00	
<b>Total MAINTENANCE AND REPAIRS</b>	<b>4,662.50</b>	
Laundry/Vending Expenses	200.00	
Licenses and Permits and Taxes	35.00	
Management Fees	3,240.00	
Materials	500.00	
Meeting Expense	50.00	
Office Supplies	30.00	
Postage and Delivery	100.00	
Accounting	275.00	
Legal	550.00	
Professional Fees-Other Expense	200.00	
<b>Total PROFESSIONAL FEES</b>	<b>1,025.00</b>	
<b>SNOW REMOVAL</b>		
Snow Removal-Plow	1,300.00	
Snow Removal-Roof	1,000.00	
Snow Removal-Shovel	2,000.00	
<b>Total SNOW REMOVAL</b>	<b>4,300.00</b>	
<b>UTILITIES</b>		
Electricity	2,000.00	
Trash	2,570.00	
Water/Sewer	9,600.00	
<b>Total UTILITIES</b>	<b>14,170.00</b>	
<b>Total Operating Expense</b>	<b>34,708.50</b>	
Total Income	41,457.00	
Total Expense	34,708.50	
<b>Net Income</b>	<b>6,748.50</b>	
Subtract Restricted Reserves Transferred Out	-4,592.00	
<b>Net Operating Income</b>	<b>2,156.50</b>	
<b>Member Approved Monthly Assessments</b>	<b>Aug-Sept</b>	<b>Oct- July</b>
Dues Contribution	365.00	365.00
Restricted Reserve Contribution	37.00	50.00
18 Month Special Assessment Contribution	0.00	0.00
Total Monthly Payment	402.00	415.00

Actuals July 21-June 22	Jul '21 - Jun 22
<b>Income</b>	
Chimney Maint. Reimbursements	-286.00
<b>HOA Dues</b>	
Unit 1 - HOA Dues	4,941.00
Unit 2 - HOA Dues	4,941.00
Unit 3 - HOA Dues	4,941.00
Unit 4 - HOA Dues	4,941.00
Unit 5 - HOA Dues	4,941.00
Unit 6 - HOA Dues	5,343.00
Unit 7 - HOA Dues	4,941.00
Unit 8 - HOA Dues	4,941.00
<b>Total HOA Dues</b>	<b>39,930.00</b>
<b>Interior Special Assessment</b>	
Unit 1 - Special Assessment	125.00
Unit 2 - Special Assessment	125.00
Unit 5 - Special Assessment	125.00
<b>Assessment</b>	<b>375.00</b>
<b>Laundry/Vending</b>	<b>1,893.25</b>
<b>Total Income</b>	<b>41,912.25</b>
<b>Expense</b>	
Cleaning	175.00
Insurance Expense	5,608.87
Groundskeeping	255.16
Laundry/Vending Expenses	76.27
Licenses/Permits/Taxes	0.00
<b>Maintenance &amp; Repairs</b>	
Extinguisher	218.50
Chimney Maintenance	251.85
Common Area Upgrade	1,904.89
Maint. & Repairs - Other	9,202.94
Parking Lot/Grading	62.50
Roof Repair	271.25
<b>Total Maintenance &amp; Repairs</b>	<b>11,911.93</b>
Management Fees	2,000.00
Yeti	2,000.00
<b>Management Fees - Peak</b>	<b>1,548.00</b>
<b>Total Management Fees</b>	<b>3,548.00</b>
Materials	625.82
Office Supplies	113.11
Postage and Delivery	100.00
Professional Fees	100.00
Bank Service Fees	79.90
Legal	-50.00
Professional Fees - Other	217.50
<b>Total Professional Fees</b>	<b>247.40</b>
<b>Snow Removal</b>	
Snow Removal - Plow	1,543.55
Snow Removal - Roof	0.00
Snow Removal - Shovel	3,487.45
<b>Total Snow Removal</b>	<b>5,031.00</b>
Utilities	
Electricity	1,611.10
Trash	2,693.14
Water/Sewer	9,331.80
<b>Total Utilities</b>	<b>13,636.04</b>
<b>Total Expense</b>	<b>41,328.60</b>
	<b>583.65</b>

## Hunter Hill Condominium Proposed 9/1/22 - 8/30/23

Account Name	
<b>Income</b>	
Dues Income	\$40,224.00
Restricted Reserve Income	\$ 4,800.00
<b>Total Dues and Restricted Reserves</b>	
Chimney Maint. Reimbursements	
Laundry/Vending Income	\$ 1,500.00
Finance Charge/Bank Fees Reimb. Income	
<b>Total Income</b>	<b>\$46,524.00</b>
<b>Expense</b>	
Cleaning	\$ -
Insurance Expense	\$ 7,619.00
Landscaping and Groundskeeping	\$ 300.00
<b>MAINTENANCE AND REPAIRS</b>	
Chimney Maintenance	\$ -
Fire Inspection/Maint.	\$ 250.00
Roof Repair	\$ 250.00
Maintenance and Repairs - Other	\$ 3,750.00
<b>Total MAINTENANCE AND REPAIRS</b>	<b>\$ 4,250.00</b>
Laundry/Vending Expenses	\$ 200.00
Licenses and Permits and Taxes	\$ -
Management Fees	\$ 4,800.00
Materials	\$ 750.00
Meeting Expense	\$ 50.00
Office Supplies	\$ -
Postage and Delivery	\$ -
Accounting	\$ 550.00
Legal	\$ 1,200.00
Professional Fees-Other Expense	
<b>Total PROFESSIONAL FEES</b>	<b>\$ 7,550.00</b>
<b>SNOW REMOVAL</b>	
Snow Removal-Plow	\$ 1,000.00
Snow Removal-Roof	\$ 1,000.00
Snow Removal-Shovel	\$ 3,500.00
<b>Total SNOW REMOVAL</b>	<b>\$ 5,500.00</b>
<b>UTILITIES</b>	
Electricity	\$ 1,739.88
Trash	\$ 2,880.00
Water/Sewer	\$10,368.00
<b>Total UTILITIES</b>	<b>\$14,987.88</b>
<b>RESERVE FUND</b>	<b>\$ 4,800.00</b>
<b>Total Operating Expense</b>	<b>\$45,006.88</b>
Total Income	\$46,524.00
Total Expense	\$45,006.88
<b>Net Income</b>	<b>\$ 1,517.12</b>
<b>Member Approved Monthly</b>	<b>Aug-Sept</b>
Dues Contribution	419.00
Restricted Reserve Contribution	50.00
18 Month Special Assessment Contribution	0.00
Total Monthly Payment	469.00