



July 1, 2020

Dear Oaktrails at Meadowridge IV and V Homeowners:

On June 19, 2020, the Board gathered together with 17 homeowners for our first HOA meeting, and it was an excellent first-step towards improving our neighborhood. Your participation as homeowners is essential and enables the Board to hear your concerns while providing opportunities for meaningful dialogue on how we can make our community even better. We would like to share a few key takeaways from the meeting:

1. Our first key action as the new Board included approving the proposed budget for 2020. With regards to our recent budget, our HOA is required to carry liability insurance. The HOA's previous policy with SJR Insurance was at a cost of \$2815 annually; Jacob was able to secure a policy with Prime 1 Insurance, to include better coverage, for \$1607 annually. This provided an immediate savings of \$1200! The meeting of 6/19/20 approved transitioning to the new insurer and canceling the SJR policy. Yay, Jacob! Please see the budget enclosure for further details.
2. A second action included nominating fellow neighbors to serve on the following committees:

**Architectural Control Committee**

- Ron Rowton
- Greg Amlong

**Hospitality/Welcome Committee**

- Theresa Amlong
- Kaylyn Singleton
- Pat Holloway

**Neighborhood Watch**

- Curtis Wright
- Rob Holloway
- Mike Waugh

## OAKTRIALS AT MEADOWRIDGE IV & V

We also want to share a few friendly reminders about our community:

1. If you have not paid your 2019 or 2020 dues, please send a check, \$105 per year, made out to Oaktrails at Meadowridge IV & V HOA to PO Box 5507, Titusville, FL 32783. An online payment option is now available with a \$4 fee.
2. Any changes made to the exterior of your home requires approval from the HOA. Requests can be submitted online at [www.oaktrailshoa.org](http://www.oaktrailshoa.org).
3. In support of our current Covenants, the HOA wants to remind all homeowners that overnight street parking is restricted.

Due to recent increased COVID-19 concerns, the next scheduled HOA meeting is tentative. Please check the website for updates. Thanks for taking the time to visit our website at [www.oaktrailshoa.org](http://www.oaktrailshoa.org) where you will find our governing documents, meeting minutes, online payment options and online applications for architectural changes. To receive notices and updates by email, send an email asking to opt-in for email notifications to [board@oaktrailshoa.org](mailto:board@oaktrailshoa.org).

Sincerely,

Oaktrails at Meadowridge IV & V Homeowners Association Board

2020 BUDGET TOTALS	ESTIMATED	YTD ACTUAL	DIFFERENCE
<b>Starting Balance</b>		\$18,776.48	
<b>Income</b>	\$13,125.00	\$12,336.08	-\$788.92
<b>Operating Expenses</b>	\$14,625.24	\$9,736.76	\$4,888.48
<b>Balance (Income minus Expenses)</b>	-\$1,500.24	\$21,375.80	

# Homes still owing 2020 dues:	<b>18</b>	\$1,890.00
# Homes still owing 2019 dues:	<b>6</b>	\$630.00
Total outstanding dues		\$2,520.00

## OAKTRIALS AT MEADOWRIDGE IV & V

<b>Oaktrails at Meadowridge IV &amp; V Homeowners Association, Inc.</b>		
<b>APPROVED 2020 OPERATING BUDGET</b>		
<b>(JANUARY 1 - DECEMBER 31, 2020)</b>		
<b>General Operations</b>	<b>2020 Projected</b>	<b>2019 Actual</b>
<b>ADMINISTRATION</b>		
Attorney	\$1,200.00	\$2,977.40
Insurance	\$1,607.00	\$2,383.67
FL registration *Filed on 4/30 and 6/2	\$122.50	\$61.25
Printing	\$150.00	\$42.69
Postage	\$100.00	\$100.00
P.O. Box	\$178.00	\$148.00
WebSite & Email Hosting	\$20.99	\$4,409.40
Bank Fees	\$49.76	\$36.00
<b>SUB TOTAL ADMINISTRATION</b>	<b>\$3,428.25</b>	<b>\$10,158.41</b>
<b>LAWN MAINTENANCE FOR COMMON AREAS</b>		
Lawn Service (Mowing, Mulching, Pruning)	\$8,400.00	\$8,400.00
<b>SUB TOTAL LAWN MAINTENANCE</b>	<b>\$8,400.00</b>	<b>\$8,400.00</b>
<b>OTHER</b>		
Doggy Station Supplies	\$200.00	\$0.00
Miscellaneous	\$0.00	\$29.05
<b>SUB TOTAL OTHER</b>	<b>\$200.00</b>	<b>\$29.05</b>
<b>EVENTS COMMITTEE</b>		
Garage Sales	\$0.00	\$0.00
Community Spirit	\$0.00	\$0.00
Block Party	\$0.00	\$0.00
<b>SUB TOTAL EVENTS</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>HOA IMPROVEMENTS</b>		
Retention Area/Stormwater Cleanup	\$1,820.00	\$0.00
<b>SUB TOTAL HOA IMPROVEMENTS</b>	<b>\$1,820.00</b>	<b>\$0.00</b>
<b>Total Projected Funds for 2020</b>	<b>\$13,848.25</b>	
Total Funds Spent in 2019		\$18,587.46
<b>ANNUAL COST PER OWNER (108)</b>	<b>\$128.22</b>	\$172.11