

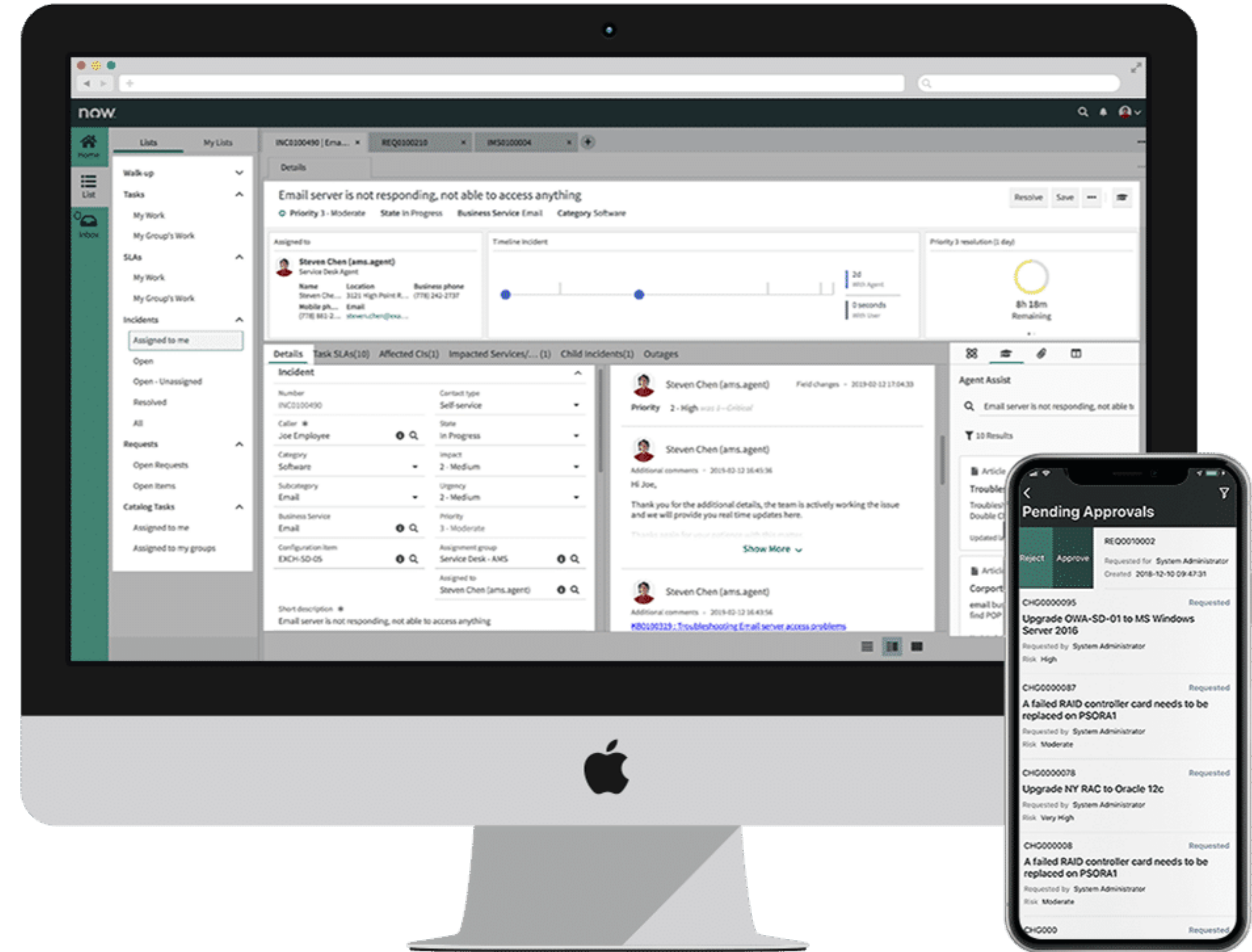


TDP HOA General Meeting

JUNE 2021

This year's projects

- Creation of TDP website for 24/7 access and communication - covid lifesaver
- Introduction of Paypal for easy due payment - 100% compliance
- Shade options provided
- Streetlight repositioning and removal - @\$200mth savings
- Orange tubing removal
- New landscape company
- Sprinkler system fixes
- Landscape improvements
- Parking options



The Community Votes

- Officially changed the CCRs to eliminate the 2 cars in garage requirement
- Transitioned back to homeowner operation (15k-20k savings/yr)
- Neighborhood Environment Survey (Atmosphere: calm & quiet, Gate: yes, Events open to public: no)
- Parking in guest spot fines: yes (\$25/day)



Financials

2020-2021

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00	\$47510.56	\$10000.00
Operation Expenses	-\$32531.00		
Landscape Add-Ons	-\$22300.00		
Special Projects	-\$3950.00		
Fuller's Alley Pave & Curb	-\$10000.00		
Reserve	-\$8436.00	\$8436.00	
Total	\$15579.00	\$55946.56	\$10000.00

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00		
Operation Expenses	-\$32531.00		
Landscape Add-Ons			
Special Projects			
Fuller's Alley Pave & Curb			
Reserve			
Total	\$51829.00	\$0.00	\$0.00

General Expenses	Sept-May
Cobb County Water	-\$2500.00
GA Power (front sign)	-\$625.00
GA Power (street lights)	-\$3000.00
Weekly Landscape	-\$22000.00
PayPal Fees	-\$2500.00
Accounting	-\$500.00 @
Taxes	\$0.00
Website Fees (platform, domain, mailbox, email blasts)	-\$475.00
Insurance (HOA & DO)	-\$931.00
Northwest Exterminating	-\$2400.00
TOTAL	-\$32531.00

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00		
Operation Expenses	-\$32531.00		
Landscape Add-Ons	-\$22300.00		
Special Projects			
Fuller's Alley Pave & Curb			
Reserve			
Total	\$29529.00	\$0.00	\$0.00

Landscape Add-Ons	
True Green	\$520.00
Mulch & Pine Straw (3x), Plants & Trees	\$19135.00
Sprinkler Repair	\$2645.00
TOTAL	\$22300.00

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00		
Operation Expenses	-\$32531.00		
Landscape Add-Ons	-\$22300.00		
Special Projects	-\$3950.00		
Fuller's Alley Pave & Curb			
Reserve			
Total	\$25579.00	\$0.00	\$0.00

Special Projects

Fence Painting

\$1200.00

Pathway

\$2750.00

TOTAL

\$3950.00

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00	\$47510.56	\$10000.00
Operation Expenses	-\$36369.00		
Landscape Add-Ons	-\$22300.00		
Special Projects	-\$3950.00		
Fuller's Alley Pave & Curb	-\$10000.00		
Reserve	-\$8436.00	\$8436.00	
Total	\$11741.00	\$55946.56	\$10000.00

	Checking	Reserve (85K)	Paving (80K)
Dues	\$84360.00	\$47510.56	\$10000.00
Operation Expenses	-\$36369.00		
Landscape Add-Ons	-\$22300.00		
Special Projects	-\$3950.00		
Fuller's Alley Pave & Curb	-\$10000.00		
Reserve <small>10% of earnings</small>	-\$8436.00	→ \$8436.00	
Total	\$11741.00	\$55946.56	\$10000.00

Budget

2021-2022

Proposed Budget 2021-2022	
Operation Expenses	\$35000.00
Landscape Add-Ons	\$16000.00
Special Projects	\$14924.00
Reserve	\$8436.00
Fuller's Alley Pave & Curb	\$10000.00
TOTAL	\$84360.00

Future Projects

- Repair brick in circle (\$7000)
- Replace some of the larger trees on the property (must have >3" trunks)
- Faux Gate
- Street/Stop Sign Upgrade (\$1000 installed)

Stop Sign Replacement

