



SWAN LAKE ESTATES HOMEOWNER'S ASSOCIATIONS QUARTERLY NEWSLETTER

3rd Quarter 2016

President's Message

Hi Neighbors,

Summer is just about over for the rest of the United States, but here in SW Mississippi it is still going strong. So get out and enjoy the pool, lake, walking trail, and the neighborhood.

The 3rd Quarter meeting for the SLEHOA is set for September 29th at 7:00 PM at the pool area. This meeting is one of our most important meetings as we finalize the budget for 2017. Right now the BOD for SLE feels confident that we can hold the yearly dues the same as last year with no increase. This is good news for all of us, as we strive to make our neighborhood a great place to live. So if you can come to the meeting please do, you will meet the current BOD and the floor is open for any and all business. Please, if you have not done so, go to <http://swanlakehoa.org/index.shtml> to get more information about Swan Lakes HOA. Here you will find all of the contact information on the BOD for your phase, Events, Gallery, Last Quarter Newsletter, and the Covenants for your area with Swan Lake. If you have any pictures or information you would like share with the community, send them to the association Secretary, Kristy Young, kristyyoung84@outlook.com and she will be happy to have them added to our Website.

Thanks to Casey Lyons for the following: If you notice a streetlight not working on your street, and would like to report a street lamp outage, go to:

<HTTPS://customerservice.southerncompany.com/Outage/Streetlight.aspx> fill out the form and it will be fixed.

I am also providing the phone number for the Harrison County Sheriff, Sargent Robert Lincoln. Phone 228-897-1364.

Important dates for Quarterly meetings announced to membership: (They start at 7:00 PM); Q3 – Sept 29th 2016; Q4—Dec. 15th 2016

What happens at a Quarterly meeting? -Here's the general life cycle of the Association. At every meeting- each Committee reports to the community about events/progress in their area.

Q1- meeting - Revenue/Dues Collection review

- **Q2 – meeting (the next meeting! On June 16)- IDEAs and suggestions stated - plans proposed for next year's neighborhood project. A list is created from YOUR input that will be voted on at the Q3 meeting. This is the time to seed new ideas to meet the needs. We want and need your input. Come ready with your suggestions.**
- Q3 meeting – Folks who are suggesting projects will have more details for the voting membership. The members vote to proceed with a particular project or set of projects- The budget for 2017 or the next year is presented and published.
- Q4 meeting voting to accept the budget.

This newsletter is disseminated via email, or you can view it on the www.swanlakehoa.org website. Please check your email and/or download it from the website. If you need to add your email address to the newsletter distribution list, please email a board representative. If you do not have a computer and would like to read the newsletter, you may pick up a printed copy at the clubhouse.

Also mark your Calendar for the Fall Festival. This will be held at the pool area on October 8th, 2016 2:00 PM. Games, food, face painting, and pony rides will be available. If you would like to volunteer to help out, please Contact Kristy Young. A separate email will be sent out a few days before to remind everyone of this Fall event.

Sincerely,

Bruce Osterberg

SWAN LAKE ESTATES HOA

Quarterly HOA Meeting Agenda – September 29 2016

AGENDA

1. Welcome – Neighborly introductions! Introduction of new Board of Directors
2. Recognize volunteers
3. Committee reports
 - a. Treasurer
 - b. Social
 - c. Architectural
 - d. Beautification
 - e. Pool report
4. IDEAS FOR PROJECTS IN 2016-17
5. Open forum

Swan Lake Estates Homeowners Association

Beautification Committee – Steve Hall Chairperson:

The purpose of the Beautification Committee is to insure the proper maintenance and upkeep of the landscape in the Swan lake Subdivision.

- The front entrance was done by Little Lady Weed Warriors in early April and is looking good.
- Special thanks to the Merrill's for their continued participation leading up the yard of the month contest.

The Beautification Committee is always looking for volunteers who are interested at improving the beauty and aesthetics of SLE Subdivision. Got an idea? Come to the meeting and talk to Steve or give him a call or email 228-518-0140 or steve@jwpcons.com.

Congratulations to June Yard of the Month, Michael and Tonya Hall, 15121 Swan Lake Blvd.

Swan Lake Estates Volunteers

Phase 1 Unit 1

- Vice President: Dave Mandel - 228-323-0713 (term expires- March 2018)
Secretary: Kristy Young - KristyYoung84@outlook.com 228-697-1575
Frank Scott: Phase 1, Unit 1 BOD (term expires March 2018)

Phase 1 Unit 2

Billy Jackson: 228-596-2205 term Expire 2018

Phase 2 – Unit 1

Treasurer and Beautification-Steve Hall - steve@jwpcons.com 228-518-0140

(term expires March 2018)

Villages

Vanessa Smith nessasmith74@hotmail.com

Overlook – Phase 3 Unit 1

- President – Dave Mandel 228-861-1971
(term expires March 2018)
 - Architectural Committee-Glenn White - gwhiteslhoa@gmail.com 228-314-0451
(term expires March 2018)
-

Strategic Volunteers:

Upkeep and Key cards:

- **Jim Dutton** - jaclet@aol.com – 228-539-2559
- **Dave Mandel** - damarasu@aol.com – 228-539-3969; 228-860-2903

Architectural committee:

- **Charlie Wanner** - rcwslhoa@cableone.net – 228-832-9230 or **Glen White** - gwhiteslhoa@gmail.com 228-314-0451 or **Dave Mandel** 228-861-1971

Statement of Financial Position

Budget versus Actual

	Aug 16	Budget	Jan - Aug 16	YTD Budget	Annual Budget
Income					
Contingency Fund from Previous	-	833.33	-	6,666.68	10,000.00
Homeowners Yearly Dues	600.93	5,625.00	61,592.57	45,000.00	67,500.00
Miscellaneous Revenue					
Coca Cola	-		25.17		
Funds Rollover	-	416.67	-	3,333.32	5,000.00
Key Cards	-	4.17	60.00	33.32	50.00
Late Dues Fees	-		137.00		
Total Miscellaneous Revenue	-	420.84	222.17	3,366.64	5,050.00
Uncategorized Income	-	4.17	-	33.32	50.00
Total Income	600.93	6,883.34	61,814.74	55,066.64	82,600.00
Gross Profit	600.93	6,883.34	61,814.74	55,066.64	82,600.00
Expense					
Bad debt (dues not paid)	150.00		266.64		
Capital Improvements	-	416.67	-	3,333.32	5,000.00
Contingency Fund	-	833.33	-	6,666.68	10,000.00
Contract Labor					
Cleaning Contracts	450.00	375.00	2,200.00	3,000.00	4,500.00
Grounds Contracts	450.00	1,000.00	3,150.00	8,000.00	12,000.00
Pool & Fountain Contracts	-	916.67	4,751.52	7,333.32	11,000.00
Secretary Contract	295.00	270.83	1,770.00	2,166.68	3,250.00
Total Contract Labor	1,195.00	2,562.50	11,871.52	20,500.00	30,750.00
General					
Banking Expenses	5.00	20.83	35.00	166.68	250.00
Insurance	-	458.33	6,289.00	3,666.68	5,500.00
Legal-Prof Fees					
Accounting	175.10	191.67	1,973.71	1,533.32	2,300.00
Legal	203.90	125.00	1,070.95	1,000.00	1,500.00

Website	19.00		188.95		
Legal-Prof Fees - Other	-		314.00		
Total Legal-Prof Fees	398.00	316.67	3,547.61	2,533.32	3,800.00
Office Expenses	170.00	62.50	370.63	500.00	750.00
Postage	9.87	33.33	64.23	266.65	399.97
Printing and Reproduction	16.65	16.67	197.55	133.32	200.00
Refunds	-	8.33	-	66.68	100.00
Website	-	25.00	75.00	200.00	300.00
Total General	599.52	941.66	10,579.02	7,533.33	11,299.97
Repairs & Maintenance					
Family Club House	-	125.00	1.52	1,000.00	1,500.00
Fountain	-	50.00	-	400.00	600.00
Lake	-	41.67	-	333.32	500.00
Landscape	950.00	83.33	1,845.00	666.68	1,000.00
Other					
Pest Control	32.10	83.33	256.80	666.68	1,000.00
Total Other	32.10	83.33	256.80	666.68	1,000.00
Pool					
Labor	-	208.33	500.00	1,666.68	2,500.00
Parts	-		1,112.41		
Total Pool	-	208.33	1,612.41	1,666.68	2,500.00
Supplies	25.15	20.83	101.63	166.68	250.00
Tennis Court	-	41.67	-	333.32	500.00
Total Repairs & Maintenance	1,007.25	654.16	3,817.36	5,233.36	7,850.00
Social					
Association Events					
Summer BBQ	42.98		1,042.35		
Association Events - Other	-	375.00	-	3,000.00	4,500.00
Total Association Events	42.98	375.00	1,042.35	3,000.00	4,500.00
Awards & Gifts	-	25.00	250.00	200.00	300.00
Total Social	42.98	400.00	1,292.35	3,200.00	4,800.00
Utilities					
Cable for PC	108.51	108.33	868.59	866.68	1,300.00
Electricity	800.31	708.33	5,321.20	5,666.68	8,500.00
Water	115.00	250.00	594.44	2,000.00	3,000.00
Total Utilities	1,023.82	1,066.66	6,784.23	8,533.36	12,800.00
Total Expense	4,018.57	6,874.98	34,611.12	55,000.05	82,499.97
Net Income	(3,417.64)	8.36	27,203.62	66.59	100.03