



Board Meeting Minutes
Clubhouse
June 27, 2023
8:00 PM

Call to Order: Bill Will called the meeting to order at 8:01 PM.

Quorum Established: Bill Will, Chris Davis, Kem Sprawls & Gregory Ogorek were present. Paul Ballmann was absent. Renae Foster and Sharon Freeman from TCB Property Management were also in attendance.

Approval of Minutes:

There are no minutes available for February 6, 2023.

Bill Will made a motion to approve the May 30, 2023 minutes as presented. Greg Ogorek seconded the motion, and the motion was passed unanimously by voice vote.

Association Members Comments/Questions:

Topics Requested by HOA Members:

- **Employment Issues:** Q: Larry Fitzgerald asked for an update on the employee that does not reside in Florida. A: Bill Will stated that she had to move out of the state for the military, she may be relocated back to Florida. We are waiting to see if that will happen; otherwise Erik would have to address this.
- **Q:** Bill Cabiro asked what happened with Mr. Foster. **A:** Bill will stated that he is no longer an employee of Savannahs Golf Course. **Q:** What is the status of the lawsuit? **A:** It is in the hands of the attorney, and we will not be discussing the details.
- **Q:** Mary Gibson would like to know if there will be a town hall meeting regarding the ByLaws? **A:** Yes, as soon as final edits have been made, we will schedule a town hall for questions/discussions. **Q:** Can we get an update on the Golf Course during the meetings (Ex: how many parties, how many leagues) **A:** We are going to send information out via Savannahs Communications quarterly from Eriks.
- **Q:** Larry Fitzgerald asked if the Board has considered suing JT? **A:** Bill stated that the contract stated that the person who wrote the contract found that Mr. Foster had the necessary expertise.

Reports of Officers:

- **Presidents Report:** No report.
- **Vice Presidents Report:** No report.

- **Treasurer's Report:** Gregory Ogorek reported the following:
 - **Bank Account Balances:** We ended May with account balances: HOA Operating \$176,165.90, HOA Reserve \$20,959.23, GC Operating \$86,420.66, and Sales Tax \$50.64. We collected \$20,050 in HOA dues, and there is approximately \$71,584 still to be collected.
 - **Financial Reports:** (SEE EXHIBIT A) Greg reviewed the financial reports.
- **Secretary's Report:** No report.

Bill Will reported that the air conditioner has now been replaced.

Old Business: None at this time.

New Business:

- **Director Position Appointment:** Bill Will reported that the Board has appointed Kem Sprawls to the open director position.

Adjourn: With no further business to discuss Bill Will adjourned the meeting at 8:32 PM.

Savannahs at Sykes Creek Homeowners Association

Board Meeting – June 27, 2023

Treasurer Report

Financial Reporting

Bank balances, HOA Income, Aging, Expenses and Golf P&L

Ending Bank Balances

	FEB 2023	MAR 2023	APR 2023	MAY 2023
PNC SHOA Operating	\$202,848.73	\$157,600.87	\$181,104.28	\$176,165.90
PNC SHOA Reserve	\$10,200.00	\$10,225.65	\$20,903.29	\$20,959.23
PNC GC Operating	\$89,932.51	\$84,528.99	\$90,122.99	\$86,420.66
PNC GC Sales Tax	\$5,889.23	\$7,746.84	\$7,292.62	\$50.64

Income & Expense HOA

	FEB 2023	MAR 2023	APR 2023	MAY 2023
Assessment Income	\$9,800	\$2,950	\$6,218	\$20,050
Assessment Remaining to Collect	\$119,948	\$109,298	\$99,284	\$71,584
Expense	\$6,450.30	\$49,616.34	\$37,951.62	\$13,662.60
SHOA Operating Balance	\$202,848.73	\$157,600.87	\$181,104.28	\$176,165.90

Profit & Loss Golf Course

	FEB 2023	MAR 2023	APR 2023	MAY 2023
Income	\$200,967.62	\$238,697.70	\$198,320.17	\$168,636.17
COGS	\$62,236.50	\$29,890.69	\$35,477.34	\$52,932.82
Gross Profit	\$138,731.12	\$208,807.01	\$162,842.78	\$115,703.35
Expense	\$129,376.78	\$180,464.81	\$127,053.25	\$139,002.09
Net Income	\$9,354.34	\$28,342.20	\$35,789.53	\$ (23,298.74)

Budget Performance Golf Course

	MAY 2023 Forecast	MAY 2023 Actual
Income	\$156,246	\$168,636
COGS	\$32,107	\$52,933
Gross Profit	\$124,139	\$115,703
Expense	\$112,576	\$139,002
Net Income	\$11,563	\$ (23,299)
Operating Cash	\$66,985	\$79,871

END OF REPORT