

Mt Holly Preserve Community Association
P.O. Box 110
Amelia, OH 45102-0110

September 21, 2008

To: «Name»
«Address»
«City», «State» «Zip»
|||||

Fall is on its way and it is time to look for volunteers to run for the board. Please plan to attend the next Home Owners meeting on October 16th. See details below.

We also need volunteers to join the 2010 steering committee. In January 2010 we have our first opportunity to change the Covenants and Deed Restrictions document. We need to determine how we want to change the document over the next year. We would like to ratify the new document by the member's vote before 2010. You can see the current document on our website.

Annual HOA Meeting – Thurs October 16th, 7:30pm at the Batavia Township Center at 1535 Clough Pike

Please be courteous to your neighbors when it comes to keeping pets on a leash, ATV usage, and landscaping. Thanks! A big **Thank You** for all those that help keeps the entry looking nice.

For Community News, please visit our website at:

<http://www.MtHollyPreserve.org> **Updated!**

Statement of Account Lot: «Lot» Phase: «Phase»

Transaction History

<u>Date</u>	<u>Transaction</u>	<u>Amount</u>
01/01/2008	Previous Balance	\$ «PreviousBal»
04/30/2008	2008 Community Association Dues (x«MultiLots»)	\$ «CurrentAssessment»
	Payments Applied – Thank You	\$ «Payments»

Balance Due: \$ «CurrentBal»

Please remit with 30 days of receipt. Please include your lot number on your remittance.

Contact Information on file. Please correct and return if it has changed.

Phone: «Phone»

Email: «email»

Lot: «Lot»

Mt Holly Preserve Community Association <u>2007 Budget</u>			
Income			
		Planned	Actual
Dues	Phase I	\$ 900.00	\$ 810.00
Dues	Phase II	\$2,625.00	\$2,500.00
Dues	Phase III	\$ 500.00	\$ 500.00
Total		\$4,025.00	\$3,810.00
Expense			
Front Entry Electric	Annual	\$ 260.00	\$ 240.00
Gaslight Electric (Phase 2&3)	Annual	\$2,500.00	\$1,603.51
Front Entry Landscape	Annual / One-time	\$ 500.00	\$ 136.30
Front Entry Lighting Upgrade	One-time	\$ 0.00	\$ 0.00
Mailbox	Annual	\$ 40.00	\$ 40.00
Copy, Postage, & Supplies	Annual	\$ 200.00	\$ 80.80
Reserves (Carry Forward)	Annual	\$ 525.00	\$1,709.39
Total		\$4,025.00	\$2,100.61
Current Balance			\$3,231.64

Unused funds (reserves) from 2007 will be carried over into 2008.

Mt Holly Preserve Community Association <u>2008 Budget</u>			
Income			
		Planned	Actual to Date
Dues	Phase I	\$ 360.00	\$ 477.44
Dues	Phase II	\$1,084.00	\$ 724.00
Dues	Phase III	\$ 336.00	\$ 256.00
Total		\$1,780.00	\$1,457.44
Expense			
Front Entry Electric	Annual	\$ 200.00	\$ 275.00
Gaslight Electric (Phase 2&3)	Annual	\$2,000.00	\$1,513.83
Front Entry Landscape	Annual / One-time	\$ 150.00	\$ 115.13
Front Entry Lighting Upgrade	One-time	\$ 0.00	\$ 0.00
Mailbox	Annual	\$ 40.00	\$ 40.00
Copy, Postage, & Supplies	Annual	\$ 100.00	\$ 18.10
Reserves	Annual	\$ -710.00	\$ 0.00
Total		\$1,780.00	\$1,962.06
Current Balance			\$2,727.02