



To: Olde England Lake Homeowners Association, Inc.
From: Board of Directors
Re: 2008 Annual Meeting
Date: November 18, 2008

This is official notification from the Board of Directors of Olde England Lake Homeowners Association, Inc. for the 2008 annual meeting.

PLACE: West Cobb Regional Library
1750 Dennis Kemp Lane
Kennesaw, GA 30152
770-528-4699

DATE: Tuesday, December 9, 2008

TIME: 7:00 p.m. – 8:30 p.m.

Enclosed please find the following:

1. Agenda
2. 2008 Budget

This is an important meeting and your attendance is solicited.

Please contact Rhonda Nelms with CMA at 404-835-9170 if you have any questions.

OLDE ENGLAND LAKE HOMEOWNERS ASSOCIATION, INC.

ANNUAL MEETING

TUESDAY, DECEMBER 9 2008 AT 7:00 P.M.

WEST COBB REGIONAL LIBRARY

AGENDA

- I. CALL TO ORDER
- II. ESTABLISH QUORUM
- III. PRESENTATION OF 2008 BUDGET
- IV. NEIGHBORHOOD WATCH
- V. ADJOURN

OLDE ENGLAND LAKE BUDGET	2008 BUDGET	2008 AS OF 08/31/08	2008 yr. end projection	2009 BUDGET	
OPERATING CASH RECEIPTS					
Homeowner Fees	55,500.00	50,642.00	50,642.00	55,500.00	
Late Fees	0.00	525.00	525.00	0.00	
Interest Income	0.00	125.00	185.00	0.00	
Initiation Fees	0.00	500.00	1,000.00	0.00	
Misc Income/fines	0.00	1,640.00	1,640.00	0.00	
TOTAL OPERATING RECEIPTS:	55,500.00	53,432.00	53,992.00	55,500.00	
ADMINISTRATION					
Insurance	1,675.00	1,114.00	1,671.00	1,675.00	
D & O Insurance	1,250.00	274.00	1,435.50	1,450.00	
Management Fees	6,300.00	4,200.00	6,300.00	6,480.00	
Legal Fees	2,000.00	3,342.64	3,800.00	3,000.00	
Office & Administration	1,100.00	549.61	1,000.00	1,100.00	
Amenity Maintenance	500.00	222.49	500.00	500.00	
Common Area Taxes	2,450.00	158.57	1,600.00	1,600.00	
Tax/Audit/License	525.00	480.00	480.00	525.00	
TOTAL ADMINISTRATION:	15,800.00	10,341.31	16,786.50	16,330.00	
LAND MAINTENANCE					
Common Area Electricity	3,000.00	1,484.02	2,200.00	2,500.00	
Grounds Contract	7,500.00	4,626.00	7,000.00	9,435.00	
Common Area Water	3,000.00	1,811.67	1,950.00	3,000.00	
Grounds Maintenance Misc.	300.00	729.41	729.41	500.00	
Flowers	1,000.00	0.00	350.00	1,000.00	
Pinestraw	5,000.00	3,136.00	3,136.00	4,000.00	
TOTAL LAND MAINTENANCE:	19,800.00	11,787.10	15,365.41	20,435.00	
RECREATIONAL EXPENSES					
Pool Contract	4,130.00	3,264.00	4,130.00	4,250.00	
Pool Telephone	650.00	449.82	650.00	650.00	
Rec/Pool Area Maintenance	2,000.00	891.42	891.42	2,000.00	
Pool Supplies/maintenance	200.00	1,027.00	1,027.00	700.00	\$400.00 for pool grates, per code
Pool Furniture	0.00	2,994.00	2,994.00	0.00	
Tennis maint/supplies	1,500.00	1,379.00	1,500.00	2,000.00	
Sprinkler maint/repair	500.00	0.00	0.00	500.00	
Pest Control	360.00	245.00	360.00	300.00	pool house
TOTAL RECREATIONAL:	9,340.00	10,250.24	11,552.42	10,400.00	
TOTAL OPERATING EXPENSE:	44,940.00	32,378.65	43,704.33	47,165.00	
RESERVE FUNDING:	10,560.00	21,053.35	10,287.67	8,335.00	
TOTAL:	55,500.00	53,432.00	53,992.00	55,500.00	

Association Dues for 2009 are \$750.00 per home.