

c. The HOA minutes and landscaping minutes are missing for expenditures over \$5,000. The board agreed that anything over \$5,000 would be approved. Since this is board business it should be included in the records of the association. The records inspection via flash drive or the portal failed to produce any invoices, receipts, minutes, contracts for the following expenditures over \$5,000.00.

d. The contracts for the following are missing.

- November 2016 – September 2021 Monthly Maintenance Fees (No Contract Provided)
- August 6, 2019 - Replacement of Irrigation pump that is tripping the overload \$6,334.48
- August 28, 2019- Remove flush Cut (75) pine trees \$6,077.00
- December 20, 2019 Install 400 yards of mulch \$18,000.00
- December 20, 2019 Landscape Enhancements \$7,884.00
- December 20, 2019 Oak Ridge Signs (Budgets) \$6,733.00
- December 20, 2019 Oak Grove & Highland Signs \$8,208.00
- January 9, 2020 Installed lights in right side of entrance \$10,384.94
- January 17, 2020 Landscape Enhancements \$11,832.79
- January 17, 2020 Copper Canyon Entry East \$13,510.00
- February 26, 2020 E. Lumsden Rd. Entry (L-09) \$13,570.00
- February 26, 2020 Newbourne Way Entry (L-10) \$7,927.00
- March 27, 2020 Copper Ridge Hardwood Elevations \$10,440.00
- April 23, 2020 HDU Sandblasted Signs \$12,840.33
- April 28, 2020 Amethyst Way Entry \$7,505.00
- April 28, 2020 Mulrennan Rd Monuments \$9,872.00
- May 19, 2020 Filter Add Filter to Pump \$5,515.69
- May 28, 2020 HDU Sandblasted Signs \$12,840.83
- July 20, 2020 Landscape lights entrance \$7,310.85
- November 6, 2020 Paining of border walls \$45,040.00
- January 28, 2021 Prune Hardwood trees \$6,200.00
- January 28, 2021 9 tree removals, large limb removal \$6,060.00
- February 25, 2021 Install 400 yards of mulch \$18,000.00