



903 S. Texas Ave  
College Station TX 77845  
979-764-2500

## **BOARD MEMBERS MEETING AGENDA**

### **OCTOBER 20<sup>TH</sup>, 2020 @ 6PM**

#### **Call to Order**

#### **Review / Approval Meeting Minutes**

#### **Financial Report**

- 2020 3RD Quarter Financial Report

#### **Management Reports**

- Delinquency Status
- Violations Report
- Overview of Committee Reports

#### **Unfinished Business**

- Update on Greens Prairie widening Project
- Update on well pump & Irrigation
- Update on pool house painting and other work orders
- Update on Horses on property from police department
- 15728 Buffalo Creek Path – Hearing request
- 4066 Crooked Creek Path – erosion problem
- Ballots for voting – Electionbuddy

#### **New Business**

- 2020 Budget Review / Approval
- Annual Meeting
- Dues drawing
- 2021 New Projects

#### **Adjourn**

**Creek Meadows Owners Association**  
**2020 Budget/Actual Profit & Loss Comparison**  
as of September, 2020

	Budget '20	Current	Difference	% Used
<b>Income</b>				
Administration/Transfer Fees	\$ 3,745.00	\$ 3,325.00	\$ 420.00	89%
Annual Dues	\$ 394,250.00	\$ 391,045.55	\$ 3,204.45	99%
Annual Dues - *Collections	\$ 7,450.00	\$ 3,593.74	\$ 3,856.26	48%
Fines for Violations	\$ 500.00	\$ 300.00	\$ 200.00	60%
Deed Restriction Income	\$ 1,500.00	\$ 874.49	\$ 625.51	58%
CCR Enforcement	\$ 500.00	\$ 50.00	\$ 450.00	
Cost of Collection	\$ 500.00	\$ 824.49	\$ (324.49)	
Lien Filed	\$ 500.00	\$ -	\$ 500.00	
Finance Charges/Interest	\$ 2,000.00	\$ 1,174.53	\$ 825.47	59%
Late Fees	\$ -	\$ 1,735.72	\$ (1,735.72)	100%
FOB Key Programming	\$ 2,750.00	\$ 2,325.00	\$ 425.00	85%
2019 Budget Surplus	\$ 48,000.00	\$ 48,000.00	\$ -	100%
FOB Key Replacement	\$ 200.00	\$ -	\$ 200.00	0%
<b>Total Income</b>	<b>\$ 460,395.00</b>	<b>\$ 452,374.03</b>	<b>\$ 8,020.97</b>	<b>98%</b>
<b>Expenses</b>				
Bank Fees Expense	\$ -	\$ 59.60	\$ (59.60)	100%
Deed Restriction Expense	\$ 1,500.00	\$ 1,500.00	\$ -	100%
Flags, Decorations & Signs	\$ 2,000.00	\$ 1,523.27	\$ 476.73	76%
Fountains & Lakes	\$ 8,400.00	\$ 7,536.23	\$ 863.77	90%
Fountain Repair	\$ 1,000.00	\$ 2,684.61	\$ (1,684.61)	
Monthly Maintenance	\$ 2,000.00	\$ -	\$ 2,000.00	
Monthly Trash Clean Up	\$ 900.00	\$ -	\$ 900.00	
Spraying-Weed & Algae Control	\$ 4,500.00	\$ 4,851.62	\$ (351.62)	
<b>Grounds Maint/Improvements</b>	<b>\$ 204,500.00</b>	<b>\$ 149,112.22</b>	<b>\$ 55,387.78</b>	<b>73%</b>
Irrigation Repair	\$ 10,000.00	\$ 9,444.52	\$ 555.48	
Landscape Maintenance	\$ 182,000.00	\$ 132,518.95	\$ 49,481.05	
Lawn Spraying	\$ 10,000.00	\$ 4,654.75	\$ 5,345.25	
Shredding	\$ 1,000.00	\$ -	\$ 1,000.00	
Tree Removal & Care	\$ 1,500.00	\$ 2,494.00	\$ (994.00)	
<b>Insurance</b>	<b>\$ 14,280.00</b>	<b>\$ 10,539.00</b>	<b>\$ 3,741.00</b>	<b>74%</b>
D&O	\$ 3,565.00	\$ 2,192.00	\$ 1,373.00	
General Liability & Property	\$ 10,715.00	\$ 8,312.00	\$ 2,403.00	
Cyber/Data Breach	\$ -	\$ 35.00	\$ (35.00)	
<b>Legal &amp; Professional Fees</b>	<b>\$ 3,000.00</b>	<b>\$ 5,235.00</b>	<b>\$ (2,235.00)</b>	<b>175%</b>
Accounting Fees	\$ 500.00	\$ 360.00	\$ 140.00	
Legal Fees	\$ 2,500.00	\$ 4,875.00	\$ (2,375.00)	
<b>Management</b>	<b>\$ 48,400.00</b>	<b>\$ 34,794.80</b>	<b>\$ 13,605.20</b>	<b>72%</b>
Assoc Services (Oldham Goodwin)	\$ 6,000.00	\$ 3,150.00	\$ 2,850.00	



Management	\$ 42,400.00	\$ 31,644.80	\$ 10,755.20	
Membership Events	\$ 4,000.00	\$ 336.00	\$ 3,664.00	8%
Membership Meeting Expense	\$ 150.00	\$ 45.00	\$ 105.00	30%
Park Maintenance - CM	\$ 2,500.00	\$ 2,900.68	\$ (400.68)	116%
Clean & Repair Equipment	\$ 500.00	\$ 988.18	\$ (488.18)	
Trash Removal	\$ 2,000.00	\$ 1,912.50	\$ 87.50	
Park Maintenance - CME	\$ 2,125.00	\$ 3,384.50	\$ (1,259.50)	159%
Clean & Repair Equipment	\$ 500.00	\$ 1,505.00	\$ (1,005.00)	
Trash Removal	\$ 1,625.00	\$ 1,879.50	\$ (254.50)	
Pool - CM	\$ 40,750.00	\$ 36,258.20	\$ 4,491.80	89%
Cleaning Service	\$ 2,500.00	\$ 4,263.67	\$ (1,763.67)	
Pool Annex Repairs	\$ 2,250.00	\$ 599.21	\$ 1,650.79	
Pool Annex Winterization	\$ 1,000.00	\$ 187.50	\$ 812.50	
Pool Maintenance	\$ 15,000.00	\$ 9,549.41	\$ 5,450.59	
Purchase Equipment	\$ 10,000.00	\$ 9,659.16	\$ 340.84	
Security Camera Utilities	\$ 2,000.00	\$ 1,595.15	\$ 404.85	
Special Project	\$ 8,000.00	\$ 10,404.10	\$ (2,404.10)	
Pool - CME	\$ 31,750.00	\$ 14,022.75	\$ 17,727.25	44%
Cleaning Service	\$ 3,750.00	\$ 1,456.97	\$ 2,293.03	
Pool Annex Repairs	\$ 1,000.00	\$ 1,169.07	\$ (169.07)	
Pool Annex Winterization	\$ 500.00	\$ -	\$ 500.00	
Pool Maintenance	\$ 13,000.00	\$ 4,672.07	\$ 8,327.93	
Purchase Equipment	\$ 1,000.00	\$ 1,220.94	\$ (220.94)	
Security Camera Utilities	\$ 2,500.00	\$ 1,277.79	\$ 1,222.21	
Special Project	\$ 10,000.00	\$ 4,225.91	\$ 5,774.09	
Postage & Delivery	\$ 500.00	\$ -	\$ 500.00	0%
Special Projects/Improvements	\$ 59,400.00	\$ 962.40	\$ 58,437.60	2%
Special Landscaping Projects	\$ 53,400.00	\$ 1,212.40	\$ 52,187.60	
Miscellaneous	\$ 6,000.00	\$ (250.00)	\$ 6,250.00	
Website	\$ 250.00	\$ -	\$ 250.00	0%
Property Taxes	\$ 200.00	\$ -	\$ 200.00	N/A
Utilities	\$ 26,400.00	\$ 16,576.33	\$ 9,823.67	63%
Electric	\$ 13,800.00	\$ 9,665.93	\$ 4,134.07	
Sanitation/Sewer	\$ 600.00	\$ 996.65	\$ (396.65)	
Water/Irrigation	\$ 12,000.00	\$ 5,913.75	\$ 6,086.25	
Transfer to Reserve	\$ 10,000.00	\$ 10,000.00	\$ -	0%
<b>Total Expense</b>	<b>\$ 460,105.00</b>	<b>\$ 294,785.98</b>	<b>\$ 165,319.02</b>	<b>64%</b>
Net Income	\$ 290.00	\$ 157,588.05		
	\$ 290.00			
Cash Reserves/Maint Fun Balance	\$ 17,024.00	\$ 10,014.00	\$ 27,098.00	

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Transfer to Reserve	\$ 10,000.00	\$ 10,000.00	\$ -	0%
<b>Total Expense</b>	<b>\$ 460,105.00</b>	<b>\$ 294,785.98</b>	<b>\$ 165,319.02</b>	<b>64%</b>
<b>Net Income</b>	<b>\$ 290.00</b>	<b>\$ 157,588.05</b>		
	<b>\$ 290.00</b>			
Cash Reserves/Maint Fun Balance	\$ 17,024.00	\$ 10,014.00	\$ 27,098.00	



## Cash Flow

### Beal Properties

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Date Range: 01/01/2020 to 09/30/2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Selected Period	% of Selected Period	Fiscal Year To Date	% of Fiscal Year To Date
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
Interest Income	1,174.53	0.29	1,174.53	0.29
Pool Fobs	2,325.00	0.57	2,325.00	0.57
Late Fees\NSF Rent	1,735.72	0.43	1,735.72	0.43
Homeowners Association Dues	394,639.29	97.59	394,639.29	97.59
CCR Enforcement - Property Damage	50.00	0.01	50.00	0.01
Fines for violations	1,124.49	0.28	1,124.49	0.28
Transfer Fee	3,325.00	0.82	3,325.00	0.82
<b>Total Operating Income</b>	<b>404,374.03</b>	<b>100.00</b>	<b>404,374.03</b>	<b>100.00</b>
<b>Expense</b>				
Collections	-200.00	-0.05	-200.00	-0.05
Bank Fees/Office Expenses	59.60	0.01	59.60	0.01
Sign Expense	272.34	0.07	272.34	0.07
Deed Restriction Expense	1,500.00	0.37	1,500.00	0.37
Decorations, Flags, & Signs	1,250.93	0.31	1,250.93	0.31
<b>Fountains &amp; Lakes</b>				
Fountain Repair	2,684.61	0.66	2,684.61	0.66
Spraying - Weed Algae Control	4,851.62	1.20	4,851.62	1.20
<b>Total Fountains &amp; Lakes</b>	<b>7,536.23</b>	<b>1.86</b>	<b>7,536.23</b>	<b>1.86</b>
<b>Grounds Maint/Improvements</b>				
Irrigation Repair	9,444.52	2.34	9,444.52	2.34
Landscape Maintenance	132,518.95	32.77	132,518.95	32.77
Lawn Spraying	4,654.75	1.15	4,654.75	1.15
Tree Removal & Care	2,494.00	0.62	2,494.00	0.62
<b>Total Grounds Maint/Improvements</b>	<b>149,112.22</b>	<b>36.87</b>	<b>149,112.22</b>	<b>36.87</b>
<b>Insurance</b>				
Property	10,539.00	2.61	10,539.00	2.61
<b>Total Insurance</b>	<b>10,539.00</b>	<b>2.61</b>	<b>10,539.00</b>	<b>2.61</b>
<b>Legal &amp; Professional Fees</b>				
Accounting Fees	360.00	0.09	360.00	0.09
Legal Fees	4,875.00	1.21	4,875.00	1.21
<b>Total Legal &amp; Professional Fees</b>	<b>5,235.00</b>	<b>1.29</b>	<b>5,235.00</b>	<b>1.29</b>
<b>Management Fees</b>				
Beal Properties Management Fee	31,644.80	7.83	31,644.80	7.83
Oldham Goodwin Management Fees	3,150.00	0.78	3,150.00	0.78
<b>Total Management Fees</b>	<b>34,794.80</b>	<b>8.60</b>	<b>34,794.80</b>	<b>8.60</b>
Community Events	336.00	0.08	336.00	0.08

## Cash Flow

Account Name	Selected Period	% of Selected Period	Fiscal Year To Date	% of Fiscal Year To Date
Membership Meeting Expense	45.00	0.01	45.00	0.01
<b>CM - Park Maintenance</b>				
Clean & Repair Equipment	988.18	0.24	988.18	0.24
Trash Removal	1,912.50	0.47	1,912.50	0.47
<b>Total CM - Park Maintenance</b>	<b>2,900.68</b>	<b>0.72</b>	<b>2,900.68</b>	<b>0.72</b>
<b>CME - Park Maintenance</b>				
CME - Clean & Repair Equipment	1,505.00	0.37	1,505.00	0.37
CME - Trash Removal	1,879.50	0.46	1,879.50	0.46
<b>Total CME - Park Maintenance</b>	<b>3,384.50</b>	<b>0.84</b>	<b>3,384.50</b>	<b>0.84</b>
<b>CM - Pool</b>				
CM - Pool Cleaning Service	4,263.67	1.05	4,263.67	1.05
CM - Pool Annex Repairs	599.21	0.15	599.21	0.15
CM - Pool Winterization	187.50	0.05	187.50	0.05
CM - Pool Maintenance	9,549.41	2.36	9,549.41	2.36
CM - Pool Equipment	9,659.16	2.39	9,659.16	2.39
CM - Pool Camera Utilities	1,595.15	0.39	1,595.15	0.39
CM - Pool Special Projects	10,404.10	2.57	10,404.10	2.57
<b>Total CM - Pool</b>	<b>36,258.20</b>	<b>8.97</b>	<b>36,258.20</b>	<b>8.97</b>
<b>CME - Pool</b>				
CME - Pool Cleaning Service	1,456.97	0.36	1,456.97	0.36
CME - Pool Annex Repairs	1,169.07	0.29	1,169.07	0.29
CME - Pool Maintenance	4,672.07	1.16	4,672.07	1.16
CME - Pool Equipment	1,220.94	0.30	1,220.94	0.30
CME - Pool Utilities	1,277.79	0.32	1,277.79	0.32
CME - Pool Special Projects	4,225.91	1.05	4,225.91	1.05
<b>Total CME - Pool</b>	<b>14,022.75</b>	<b>3.47</b>	<b>14,022.75</b>	<b>3.47</b>
Special Projects / Improvements	1,212.40	0.30	1,212.40	0.30
<b>Utilites</b>				
Electric	9,665.93	2.39	9,665.93	2.39
Sanitation / Sewer	996.65	0.25	996.65	0.25
Water / Irrigation	5,913.75	1.46	5,913.75	1.46
<b>Total Utilites</b>	<b>16,576.33</b>	<b>4.10</b>	<b>16,576.33</b>	<b>4.10</b>
Pool Fobs	-50.00	-0.01	-50.00	-0.01
Transfer to Reserve	10,000.00	2.47	10,000.00	2.47
<b>Total Operating Expense</b>	<b>294,785.98</b>	<b>72.90</b>	<b>294,785.98</b>	<b>72.90</b>
<b>NOI - Net Operating Income</b>	<b>109,588.05</b>	<b>27.10</b>	<b>109,588.05</b>	<b>27.10</b>
Total Income	404,374.03	100.00	404,374.03	100.00
Total Expense	294,785.98	72.90	294,785.98	72.90
<b>Net Income</b>	<b>109,588.05</b>	<b>27.10</b>	<b>109,588.05</b>	<b>27.10</b>

## Cash Flow

Account Name	Selected Period	% of Selected Period	Fiscal Year To Date	% of Fiscal Year To Date
<b>Other Items</b>				
Prepayments	-32,712.23		-32,712.23	
<b>Net Other Items</b>	<b>-32,712.23</b>		<b>-32,712.23</b>	
<b>Cash Flow</b>	<b>76,875.82</b>		<b>76,875.82</b>	
<b>Beginning Cash</b>	<b>111,877.82</b>		<b>111,877.82</b>	
<b>Beginning Cash + Cash Flow</b>	<b>188,753.64</b>		<b>188,753.64</b>	
<b>Actual Ending Cash</b>	<b>190,880.38</b>		<b>190,880.38</b>	



## Expense Distribution

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Payees: All

Bill Date Range: 01/01/2020 to 09/30/2020

Reference	Bill Date	Payee	Amount	Check Date	Description
<b>2270 - Clearing-Tenant Deposits</b>					
	09/09/2020	Creekview Custom Builders, LLC	540.00	09/15/2020	Creekview Custom Builders, LLC, Creek Meadows - 15604 Walnut Nook Ct. Move Out Refund
<b>4600 - Homeowners Association Dues</b>					
C88D-6E90	01/24/2020	Lixiang Sootot & Yushan "Sandy" Huang	500.00	02/26/2020	Refund of dues for over payment
	01/24/2020	Simon Garza, Jr. & Daira Rodriguez	500.00	02/26/2020	Refund of dues for over payment
	01/28/2020	Shawn & Dana Locke	500.00	02/26/2020	Shawn & Dana Locke, Creek Meadows - 15481 Baker Meadow Lp. Move Out Refund
	03/31/2020	Stylecraft Builders	540.00	04/16/2020	Stylecraft Builders, Creek Meadows - 15014 Windy Meadow Ln. Move Out Refund
	05/28/2020	Oakwood Custom Homes	438.38	06/05/2020	Oakwood Custom Homes, Creek Meadows - 4008 High Creek Ct. Move Out Refund
	06/09/2020	John & Angela Schneider	500.00	06/10/2020	John & Angela Schneider, Creek Meadows - 3806 Clear Meadow Creek. Move Out Refund
	06/12/2020	BK Home Development	195.36	08/11/2020	BK Home Development, Creek Meadows - 15659 Long Creek Ln. Move Out Refund
			<b>3,173.74</b>		
<b>6753 - Sign Expense</b>					
465-45850	09/15/2020	Fast Signs	272.34	09/15/2020	no trespassing signs for duck ponds
<b>8010 - Deed Restriction Expense</b>					
19-1108.8	01/07/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	300.00	01/07/2020	Collections for X. Bethune - charged to Owner
42415	02/26/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	105.00	02/26/2020	astn group - removal of lien
20-1108.9	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Kevin Lewis - 15511 Baker Meadow
20-110812	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Luis & Yvette Reza
20-110810	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Lucas Holland
20-110811	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Bryan Ramirez
19-1108.4	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Jose & Gloria Ponce - 4109 Shallow Creek
20-110813	07/21/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	200.00	07/21/2020	Collection Costs for Bradley Cheshire
			<b>1,605.00</b>		
<b>8020 - Decorations, Flags, &amp; Signs</b>					
10036	01/07/2020	The Clean Up Crew	240.00	01/07/2020	Installed 4 metal post
10036	01/07/2020	The Clean Up Crew	0.00		Installed 4 metal post
12012	02/13/2020	Constant Current Electric	242.56	02/13/2020	SUBDIVISION MONUMENT LIGHTS - FAULTY GFI
465-3928	04/23/2020	Fast Signs	258.27	04/28/2020	signs for the estates pond and park area
10146	06/05/2020	The Clean Up Crew	108.00	06/05/2020	Signs/cement bags
465-44787	06/30/2020	Fast Signs	108.68	06/30/2020	COVID SIGNS FOR POOLS
465-44787	06/30/2020	Fast Signs	108.68	06/30/2020	COVID SIGNS FOR POOLS
			<b>1,066.19</b>		
<b>8031 - Fountain Repair</b>					
2020467	04/16/2020	Oasis Pools	2,219.13	04/16/2020	Estates pond fountain motor replaced Feb 3rd
2020711	09/15/2020	Oasis Pools	465.48	09/15/2020	
			<b>2,684.61</b>		
<b>8034 - Spraying - Weed Algae Control</b>					
2019387	01/22/2020	Oasis Pools	107.06	01/23/2020	Monthly Pond dye - December
2020414	02/26/2020	Oasis Pools	107.06	02/26/2020	Monthly Pond Dye - CME
2019410	02/26/2020	Oasis Pools	126.44	02/26/2020	January pond dye - CM
2019383	03/06/2020	Oasis Pools	126.44	03/06/2020	CM - Monthly pond maintenance dye
2020438	03/19/2020	Oasis Pools	126.44	03/19/2020	
2020442	03/19/2020	Oasis Pools	107.06	03/19/2020	
2020483	05/05/2020	Oasis Pools	107.06	05/06/2020	Monthly pond dye
2020479	05/05/2020	Oasis Pools	126.44	05/06/2020	Monthly pond lake dye
2020504	06/05/2020	Oasis Pools	126.44	06/05/2020	Pond lake dye
2020508	06/05/2020	Oasis Pools	107.06	06/05/2020	pool lake dye
2020548	06/10/2020	Oasis Pools	126.44	06/10/2020	Creek Meadows Monthly Pond Lake Dye - May
2020551	06/10/2020	Oasis Pools	107.06	06/10/2020	Monthly Pond
10190	06/30/2020	The Clean Up Crew	3,003.00	06/30/2020	removed weeds from pond
2020604	07/07/2020	Oasis Pools	126.44	07/07/2020	Creek Meadows Monthly Pond Lake Dye
2020608	07/07/2020	Oasis Pools	107.06	07/07/2020	Estates Monthly Pond Lake Dye June
2020634	08/11/2020	Oasis Pools	107.06	08/11/2020	July Pond Lake Dye
2020686	09/15/2020	Oasis Pools	107.06	09/15/2020	Monthly Pond Dye - August
			<b>4,851.62</b>		
<b>8041 - Irrigation Repair</b>					
1585	07/21/2020	The Ground Crew	276.04	07/21/2020	June Monthly Lawn Maintenance
1505	07/21/2020	The Ground Crew	612.76	07/21/2020	May monthly lawn maintenance
1744	09/15/2020	The Ground Crew	711.41	09/15/2020	monthly lawn maintenance
1747	09/15/2020	The Ground Crew	7,844.31	09/15/2020	irrigation pump replacement
			<b>9,444.52</b>		
<b>8042 - Landscape Maintenance</b>					
1029	01/22/2020	The Ground Crew	14,593.45	01/23/2020	Monthly Maintenance - December & Christmas Decor removal
1174	02/13/2020	The Ground Crew	14,391.24	02/13/2020	January Lawn Maintenance
1255	03/04/2020	The Ground Crew	14,755.83	03/06/2020	monthly lawn maintenance/irrig. turned off/remove tree
1376	04/24/2020	The Ground Crew	1,485.19	04/28/2020	Installed drain at back corner of fence, 80' of pipe, french drain, catch basin
1344	04/24/2020	The Ground Crew	14,391.24	04/28/2020	Monthly Lawn Service
1429	05/06/2020	The Ground Crew	14,593.45	05/06/2020	Monthly lawn care - April
1505	07/21/2020	The Ground Crew	14,593.45	07/21/2020	May monthly lawn maintenance
1585	07/21/2020	The Ground Crew	14,728.76	07/21/2020	June Monthly Lawn Maintenance
1505	07/21/2020	The Ground Crew	0.00		May monthly lawn maintenance
1662	08/26/2020	The Ground Crew	14,391.24	08/26/2020	July Monthly Maintenance
1744	09/15/2020	The Ground Crew	14,595.10	09/15/2020	monthly lawn maintenance
			<b>132,518.95</b>		

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## Expense Distribution

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Payees: All

Bill Date Range: 01/01/2020 to 09/30/2020

Reference	Bill Date	Payee	Amount	Check Date	Description
<b>8043 - Lawn Spraying</b>					
14093	03/19/2020	Green Rite Lawn Spraying Service	4,654.75	03/19/2020	
<b>8045 - Tree Removal &amp; Care</b>					
1932	06/05/2020	Robert Walker	30.00	06/05/2020	Block off for tree trimming
20-517	06/10/2020	Brazos Valley Stump Grinding and Tree	1,165.00	06/10/2020	Remove Like Oak Near Pool
20-393	06/10/2020	Brazos Valley Stump Grinding and Tree	1,299.00	06/10/2020	Remove fallen willow in creek
			<b>2,494.00</b>		
<b>8053 - Property</b>					
00001	01/10/2020	Farmers Insurance Exchange	10,539.00	01/10/2020	Insurance payment
<b>8061 - Accounting Fees</b>					
204984	08/11/2020	Thompson, Derrig and Craig, P.C.	360.00	08/11/2020	prep tax return, prep 2020 franchise report
<b>8062 - Legal Fees</b>					
19-1108	01/07/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	675.00	01/07/2020	Trespassing signage conference with the CSPD
42414	02/26/2020	Bruchez, Goss, Thornton, Meronoff & Hawthorne, P.C.	225.00	02/26/2020	voting by absentee ballot
1017	02/26/2020	Beal Properties	3,528.80	02/26/2020	February 2020
	03/01/2020	Beal Properties	3,528.80	03/19/2020	March 2020 - Monthly Management Fee
1018	04/01/2020	Beal Properties	3,528.80	04/16/2020	April 2020 - Monthly Management Fee
	05/01/2020	Beal Properties	3,528.80	05/26/2020	May 2020 - Monthly Management Fee
	06/24/2020	Beal Properties	3,528.80	06/24/2020	June 2020 - Monthly Management Fee
	07/01/2020	Beal Properties	3,528.80	07/21/2020	July 2020 - Monthly Management Fee
	08/01/2020	Beal Properties	3,528.80	08/11/2020	August 2020 - Monthly Management Fee
	09/01/2020	Beal Properties	3,528.80	09/15/2020	September 2020 - Monthly Management Fee
			<b>31,644.80</b>		
<b>8072 - Oldham Goodwin Management Fees</b>					
2801	02/13/2020	Oldham Goodwin Group LLC	1,950.00	02/13/2020	
15289	07/21/2020	Oldham Goodwin Group LLC	1,200.00	07/21/2020	ACC Reviews new builds - 8 address
			<b>3,150.00</b>		
<b>8080 - Community Events</b>					
INV-297108884	03/06/2020	BVP Management, Inc (MB)	336.00	03/06/2020	Reimbursement for eggs bought for spring
<b>8090 - Membership Meeting Expense</b>					
1980	08/11/2020	Robert Walker	45.00	08/11/2020	enlarge board meeting sign at copy corner
<b>8111 - Clean &amp; Repair Equipment</b>					
2032	05/05/2020	Petty-Faldyn Property Repair LLC	180.00	05/06/2020	Take down 2 basket ball goals
2058	05/06/2020	Petty-Faldyn Property Repair LLC	294.00	05/06/2020	clean 300 sq ft of graffiti off concrete embankments
2099	06/05/2020	Petty-Faldyn Property Repair LLC	380.00	06/05/2020	Bsktbl goal
10167	06/30/2020	The Clean Up Crew	58.00	06/30/2020	replaced cover on electrical outlet box at basketball court
10284	08/26/2020	The Clean Up Crew	76.18	08/26/2020	replaced nets at both basketball goals
			<b>988.18</b>		
<b>8112 - Trash Removal</b>					
8	01/07/2020	Brian Thigpin	175.50	01/07/2020	Monthly Porter Service - December 2019
	02/13/2020	Brian Thigpin	175.50	02/13/2020	
10	03/04/2020	Brian Thigpin	0.00		Trash Removal - Porter Service
11	04/16/2020	Brian Thigpin	175.50	04/16/2020	Monthly porter service - March 2020
12	05/06/2020	Brian Thigpin	175.50	05/06/2020	Monthly Porter Service - April
13	06/05/2020	Brian Thigpin	175.50	06/05/2020	Creek Meadows Portal Service
14	07/05/2020	Brian Thigpin	175.50	07/06/2020	monthly porter service
10205	07/06/2020	The Clean Up Crew	177.00	07/06/2020	Removed debris & disposed at landfill, removed 2 tree stump, removed all pool furniture
10224	07/06/2020	The Clean Up Crew	207.00	07/06/2020	Pick up brush off Royder Rd.
15	08/11/2020	Brian Thigpin	300.00	08/11/2020	cm and cme monthly porter service
Monthly Porter Service August	09/15/2020	Brian Thigpin	175.50	09/15/2020	
			<b>1,912.50</b>		
<b>8121 - CME - Clean &amp; Repair Equipment</b>					
10158	06/05/2020	The Clean Up Crew	590.00	06/05/2020	Play Ground
10163	06/05/2020	The Clean Up Crew	915.00	06/05/2020	Play Ground
			<b>1,505.00</b>		
<b>8122 - CME - Trash Removal</b>					
8	01/07/2020	Brian Thigpin	175.50	01/07/2020	Monthly Porter Service - December 2019
	02/13/2020	Brian Thigpin	175.50	02/13/2020	
10	03/04/2020	Brian Thigpin	351.00	03/06/2020	Trash Removal - Porter Service
11	04/16/2020	Brian Thigpin	175.50	04/16/2020	Monthly porter service - March 2020
12	05/06/2020	Brian Thigpin	175.50	05/06/2020	Monthly Porter Service - April
13	06/05/2020	Brian Thigpin	175.50	06/05/2020	Creek Meadows Estate Portal Service
14	07/05/2020	Brian Thigpin	175.50	07/06/2020	monthly porter service
15	08/11/2020	Brian Thigpin	300.00	08/11/2020	cm and cme monthly porter service
Monthly Porter Service August	09/15/2020	Brian Thigpin	175.50	09/15/2020	
			<b>1,879.50</b>		
<b>8131 - CM - Pool Cleaning Service</b>					
131	01/07/2020	Cheryl Mullins	187.50	01/07/2020	Monthly Cleaning - December
133	02/13/2020	Cheryl Mullins	187.50	02/13/2020	
135	03/06/2020	Cheryl Mullins	187.50	03/06/2020	February cleaning
137	04/16/2020	Cheryl Mullins	187.50	04/16/2020	Pool annex cleaning March
139	05/05/2020	Cheryl Mullins	187.50	05/06/2020	Monthly Cleaning
140	06/05/2020	Cheryl Mullins	187.50	06/05/2020	Estates
2244	06/05/2020	Lopez Boyz	150.00	06/05/2020	pool furniture to dumpster
394196	06/30/2020	Ray Criswell Distributing Company	64.90	06/30/2020	paper towels and soap for bathrooms
394108	06/30/2020	Ray Criswell Distributing Company	142.13	06/30/2020	cleaning supplies for both pools bathrooms
15752995	07/06/2020	MaidPro Bryan / College Station	124.95	07/06/2020	Cleaning Service for Pools
142	07/07/2020	Cheryl Mullins	187.50	07/07/2020	Creek Meadow pool cleaning
2020683	09/15/2020	Oasis Pools	2,469.19	09/15/2020	Monthly Maintenance - August

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## Expense Distribution

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Payees: All

Bill Date Range: 01/01/2020 to 09/30/2020

Reference	Bill Date	Payee	Amount	Check Date	Description
<b>8132 - CM - Pool Annex Repairs</b>					
2515	01/07/2020	Twin City Plumbing LLC	250.00	01/07/2020	Repair water leak at drinking fountain and replace 3/4 valve
2654	07/06/2020	Twin City Plumbing LLC	145.00	07/06/2020	Repaired urnal in men's bathroom
106406	07/21/2020	DEFTECH/AV	102.84	07/21/2020	reprogram security cameras
2020718	09/15/2020	Oasis Pools	101.37	09/15/2020	replace pump room lock
			<b>599.21</b>		
<b>8133 - CM - Pool Winterization</b>					
133	02/13/2020	Cheryl Mullins	187.50	02/13/2020	
<b>8134 - CM - Pool Maintenance</b>					
2019386	01/22/2020	Oasis Pools	568.31	01/23/2020	Monthly Pool Maintenance - December
2019384	01/22/2020	Oasis Pools	730.69	01/23/2020	Monthly Maintenance - December
2020411	02/26/2020	Oasis Pools	730.69	02/26/2020	January Monthly Maintenance
2020439	03/18/2020	Oasis Pools	851.80	03/19/2020	
2020460	03/19/2020	Oasis Pools	568.31	03/19/2020	
2020480	05/05/2020	Oasis Pools	843.81	05/06/2020	Monthly pool maintenance - March
2020505	06/05/2020	Oasis Pools	730.69	06/05/2020	Pool Maintenance
2020507	06/05/2020	Oasis Pools	568.31	06/05/2020	Pool Maintenance
2020531	06/05/2020	Oasis Pools	464.39	06/05/2020	yearly maintenance. Flush all lines
2020532	06/05/2020	Oasis Pools	415.14	06/05/2020	yearly maintenance. Flush all lines
2020549	06/10/2020	Oasis Pools	1,080.98	06/10/2020	Monthly pool maintenance - May
2020573	06/17/2020	Oasis Pools	556.95	06/17/2020	Pump 2 Leaking - Replaced Tristar front housing
10205	07/06/2020	The Clean Up Crew	177.00	07/06/2020	Removed debris & disposed at landfill, removed 2 tree stump, removed all pool furniture
2020605	07/07/2020	Oasis Pools	1,072.32	07/07/2020	Monthly Pool Maintenance June
2020599	07/07/2020	Oasis Pools	190.02	07/07/2020	Drain pool with pump, fill up pool and turn pumps on
			<b>9,549.41</b>		
<b>8135 - CM - Pool Equipment</b>					
2020582	06/10/2020	Oasis Pools	9,370.08	06/10/2020	Purchase Furniture for pool
16017	07/06/2020	Beal Properties	37.50	07/06/2020	Storage Unit #273 (pool equipment)
16017	07/06/2020	Beal Properties	37.50	07/06/2020	Storage Unit #273 (pool equipment)
2020673	09/15/2020	Oasis Pools	214.08	09/15/2020	install check valve and pvc coupling
			<b>9,659.16</b>		
<b>8136 - CM - Pool Camera Utilities</b>					
07707-139966-01-1	01/22/2020	SuddenLink	154.61	01/23/2020	CM - pool utilities
07707-139966-01-1	02/26/2020	SuddenLink	154.61	02/26/2020	Creek Meadows Internet
07707-139966-01-1	03/19/2020	SuddenLink	165.70	03/19/2020	
07707-139966-01-0	04/16/2020	SuddenLink	155.54	04/16/2020	Creek Meadows Internet
07707-139966-01-1	05/26/2020	SuddenLink	321.08	05/26/2020	creek meadows pool
07707-139966-01-1	06/17/2020	SuddenLink	4.17	06/17/2020	internet for CM pool
07707-148804-01-2	06/30/2020	SuddenLink	167.87	06/30/2020	15751 Cottonwood Creek
07707-139966-01-1	07/21/2020	SuddenLink	150.67	07/21/2020	15541 Creek Meadows bldv
07707-139966-01-1	08/26/2020	SuddenLink	160.45	08/26/2020	
07707-139966-01-1	09/15/2020	SuddenLink	160.45	09/15/2020	
			<b>1,595.15</b>		
<b>8137 - CM - Pool Special Projects</b>					
10005	01/07/2020	The Clean Up Crew	2,300.00	01/07/2020	Install Mesh/Net under pool area to keep birds
2020463	03/19/2020	Oasis Pools	2,273.25	03/19/2020	
10138	05/05/2020	The Clean Up Crew	1,380.00	05/06/2020	install metal meshing around upper pool house windows
10174	06/05/2020	The Clean Up Crew	800.00	06/05/2020	Screening to prevent birds from entering
16254	07/06/2020	Beal Properties	52.50	07/06/2020	Storage Unit #273 (pool equipment)
115	07/21/2020	Beal Properties	87.58	07/21/2020	reimbursement for storage unit
15753000	08/11/2020	MaidPro Bryan / College Station	1,150.02	08/11/2020	pool cleaning
10230	08/11/2020	The Clean Up Crew	480.00	08/11/2020	clean and disinfect pool, and estates pool
16747	08/11/2020	Beal Properties	210.00	08/11/2020	unit 115 & 273 storage monthly fees
10299	08/26/2020	The Clean Up Crew	240.00	08/26/2020	weekend pool cleaning for both pools
10299	08/26/2020	The Clean Up Crew	240.00	08/26/2020	weekend pool cleaning for both pools
2020672	08/26/2020	Oasis Pools	1,190.75	08/26/2020	Coping Removal
			<b>10,404.10</b>		
<b>8141 - CME - Pool Cleaning Service</b>					
131	01/07/2020	Cheryl Mullins	187.50	01/07/2020	Monthly Cleaning - December
135	03/06/2020	Cheryl Mullins	187.50	03/06/2020	February Cleaning
137	04/16/2020	Cheryl Mullins	187.50	04/16/2020	Pool annex cleaning March
139	05/05/2020	Cheryl Mullins	187.50	05/06/2020	Monthly Cleaning
140	06/05/2020	Cheryl Mullins	187.50	06/05/2020	other pool
394196	06/30/2020	Ray Criswell Distributing Company	64.89	06/30/2020	paper towels and soap for bathrooms
394108	06/30/2020	Ray Criswell Distributing Company	142.13	06/30/2020	cleaning supplies for both pools bathrooms
15752995	07/06/2020	MaidPro Bryan / College Station	124.95	07/06/2020	Cleaning Service for Pools
142	07/07/2020	Cheryl Mullins	187.50	07/07/2020	Creek Meadow pool cleaning
			<b>1,456.97</b>		
<b>8142 - CME - Pool Annex Repairs</b>					
12074	03/26/2020	Constant Current Electric	869.60	04/06/2020	troubleshoot night light by pool - faulty time clock
2020660	08/26/2020	Oasis Pools	198.10	08/26/2020	Replaced seal in motor
2020717	09/15/2020	Oasis Pools	101.37	09/15/2020	
			<b>1,169.07</b>		
<b>8144 - CME - Pool Maintenance</b>					
2020413	02/26/2020	Oasis Pools	568.31	02/26/2020	January Pool Maintenance
2020482	05/05/2020	Oasis Pools	568.31	05/06/2020	monthly pool maintenance - Estates side
2020550	06/10/2020	Oasis Pools	868.81	06/10/2020	15751 Monthly Pool Maintenance
2020607	07/07/2020	Oasis Pools	608.26	07/07/2020	Monthly Pool Maintenance June
2020633	08/11/2020	Oasis Pools	1,020.69	08/11/2020	July Pool Maintenance, chlorine tabs, salt, enzyme phosphate remover gal
2020685	09/15/2020	Oasis Pools	983.56	09/15/2020	
2020721	09/15/2020	Oasis Pools	54.13	09/15/2020	putty light rings to attempt to keep kids from twisting them off
			<b>4,672.07</b>		
<b>8145 - CME - Pool Equipment</b>					
2020441	03/19/2020	Oasis Pools	639.22	03/19/2020	
2020659	08/26/2020	Oasis Pools	581.72	08/26/2020	installed new chlorinator
			<b>1,220.94</b>		



**Expense Distribution**

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Payees: All

Bill Date Range: 01/01/2020 to 09/30/2020

Reference	Bill Date	Payee	Amount	Check Date	Description
<b>8146 - CME - Pool Utilities</b>					
07707-148804-01-2	01/07/2020	Sudden Link	324.48	01/07/2020	Pool Utilities
07707-148804-01-2	01/22/2020	SuddenLink	157.24	01/23/2020	
07707-148804-01-2	02/13/2020	SuddenLink	167.24	02/13/2020	
07707-148804-01-2	03/06/2020	SuddenLink	9.32	03/06/2020	CME Utilities
07707-148804-01-2	05/05/2020	SuddenLink	148.62	05/06/2020	
07707-148804-01-02	06/05/2020	SuddenLink	157.87	06/05/2020	
07707-148804-01-2	08/11/2020	SuddenLink	151.80	08/11/2020	estate pool phone and internet
07707-148804-01-2	08/27/2020	SuddenLink	161.42	08/27/2020	15751 Cottonwood Creek Lane
			<b>1,277.79</b>		
<b>8147 - CME - Pool Special Projects</b>					
2020464	03/19/2020	Oasis Pools	974.25	03/19/2020	
16254	07/06/2020	Beal Properties	52.50	07/06/2020	Storage Unit #273 (pool equipment)
1585	07/21/2020	The Ground Crew	2,329.16	07/21/2020	June Monthly Lawn Maintenance
cc	09/15/2020	Beal Properties	210.00	09/15/2020	unit 115 & 273 rental
15753023	09/15/2020	MaidPro Bryan / College Station	0.00		daily cleaning of both bathrooms m-f 8/03 - 9/04
Monthly Porter Service August	09/15/2020	Brian Thigpin	240.00	09/15/2020	
10365	09/15/2020	The Clean Up Crew	420.00	09/15/2020	sat & sun cleaning bathroom 8/22 - 9/13
			<b>4,225.91</b>		
<b>8160 - Special Projects / Improvements</b>					
1029	01/22/2020	The Ground Crew	1,212.40	01/23/2020	Monthly Maintenance - December & Christmas Decor removal
<b>8191 - Electric</b>					
2371989	01/22/2020	Bryan Texas Utilities	436.56	01/23/2020	15751 COTTONWOOD CREEK
2216139	01/22/2020	Bryan Texas Utilities	629.93	01/23/2020	15541 creek meadow blvd
2293428	01/22/2020	Bryan Texas Utilities	25.24	01/23/2020	4401 SILVER BROOK CT - ELECTRIC
2306382	01/22/2020	Bryan Texas Utilities	18.18	01/23/2020	15521 BAKER MEADOW LOOP SIGN
2348555	01/22/2020	Bryan Texas Utilities	19.87	01/23/2020	15729 TIMBER CREEK LANE #A
2348556	01/22/2020	Bryan Texas Utilities	18.18	01/23/2020	15729 TIMBER CREEK LANE #B
2216139	02/13/2020	Bryan Texas Utilities	587.72	02/13/2020	15541 N Creek Meadows
2293428	02/13/2020	Bryan Texas Utilities	19.27	02/13/2020	4401 SILVER BROOK CT - ELECTRIC
2306382	02/13/2020	Bryan Texas Utilities	18.18	02/13/2020	15521 BAKER MEADOW LOOP SIGN
2348555	02/13/2020	Bryan Texas Utilities	18.18	02/13/2020	15729 TIMBER CREEK LANE #A
2348556	02/13/2020	Bryan Texas Utilities	18.18	02/13/2020	15729 TIMBER CREEK LANE #B
2371989	02/13/2020	Bryan Texas Utilities	480.72	02/13/2020	15751 COTTONWOOD CREEK
2371989	03/19/2020	Bryan Texas Utilities	419.56	03/19/2020	15751 Cottonwood Creek
2216139	03/19/2020	Bryan Texas Utilities	556.50	03/19/2020	15541 N. Creek Meadows blvd
2293428	03/19/2020	Bryan Texas Utilities	18.18	03/19/2020	
2306382	03/19/2020	Bryan Texas Utilities	18.18	03/19/2020	15521 Baker Meadow loop sign
2348555	03/19/2020	Bryan Texas Utilities	18.18	03/19/2020	
2348556	03/19/2020	Bryan Texas Utilities	18.18	03/19/2020	15729 Timber Creek Lane b
2371989	04/16/2020	Bryan Texas Utilities	499.78	04/16/2020	15751 COTTONWOOD CREEK LN 1
2306382	04/16/2020	Bryan Texas Utilities	18.18	04/16/2020	15521 BAKER MEADOW LOOP SIGN
2293428	04/16/2020	Bryan Texas Utilities	18.18	04/16/2020	4401 SILVER BROOK CT - ELECTRIC
2216139	04/16/2020	Bryan Texas Utilities	534.97	04/16/2020	15541 creek meadow blvd
2348555	04/16/2020	Bryan Texas Utilities	18.18	04/16/2020	15729 TIMBER CREEK LANE #A
2348556	04/16/2020	Bryan Texas Utilities	18.18	04/16/2020	15729 TIMBER CREEK LANE #B
2371989	05/26/2020	Bryan Texas Utilities	377.61	05/26/2020	15751 Cottonwood Creek
2348556	05/26/2020	Bryan Texas Utilities	18.18	05/26/2020	15729 Timber Creek B
2348555	05/26/2020	Bryan Texas Utilities	18.18	05/26/2020	15729 Timber Creek A
2306382	05/26/2020	Bryan Texas Utilities	18.18	05/26/2020	15521 Baker Meadow Loop Sign
2293428	05/26/2020	Bryan Texas Utilities	18.18	05/26/2020	4401 Silver Brook
2216139	05/26/2020	Bryan Texas Utilities	352.47	05/26/2020	15541 N Creek Meadow Blvd
2216139	06/10/2020	Bryan Texas Utilities	436.05	06/10/2020	15541 Electric
2293428	06/10/2020	Bryan Texas Utilities	18.18	06/10/2020	4401 Electric
2306382	06/10/2020	Bryan Texas Utilities	18.18	06/10/2020	15521 Electric
2348555	06/10/2020	Bryan Texas Utilities	18.18	06/10/2020	15729 Electric
2348556	06/10/2020	Bryan Texas Utilities	18.18	06/10/2020	15729 Electric
2371989	06/10/2020	Bryan Texas Utilities	513.05	06/10/2020	15751 Electric
2216139	07/21/2020	Bryan Texas Utilities	474.60	07/21/2020	15541 N Creek Meadow Blvd
2293428	07/21/2020	Bryan Texas Utilities	18.18	07/21/2020	4401 Silver Brook
2306382	07/21/2020	Bryan Texas Utilities	18.18	07/21/2020	15521 Baker Meadow Loop Sign
2348555	07/21/2020	Bryan Texas Utilities	18.18	07/21/2020	15729 Timber Creek A
2348556	07/21/2020	Bryan Texas Utilities	18.18	07/21/2020	15729 Timber Creek B
2371989	07/21/2020	Bryan Texas Utilities	473.90	07/21/2020	15751 Cottonwood Creek
2216139	08/11/2020	Bryan Texas Utilities	595.50	08/11/2020	electric
2293428	08/11/2020	Bryan Texas Utilities	18.18	08/11/2020	electric
2306382	08/11/2020	Bryan Texas Utilities	18.18	08/11/2020	electric
2348555	08/11/2020	Bryan Texas Utilities	18.18	08/11/2020	electric
2348556	08/11/2020	Bryan Texas Utilities	18.18	08/11/2020	electric
2371989	08/11/2020	Bryan Texas Utilities	499.14	08/11/2020	electric
2371989	09/15/2020	Bryan Texas Utilities	545.83	09/15/2020	15751 Cottonwood Creek Lane
2216139	09/15/2020	Bryan Texas Utilities	587.72	09/15/2020	15541 Creek Meadows Blvd
2306382	09/15/2020	Bryan Texas Utilities	18.18	09/15/2020	15521 Baker Meadow Loop Sign
2348556	09/15/2020	Bryan Texas Utilities	18.18	09/15/2020	15729 Timber Creek #B
2348555	09/15/2020	Bryan Texas Utilities	18.18	09/15/2020	15729 Timber Creek #A
2293428	09/15/2020	Bryan Texas Utilities	18.18	09/15/2020	4401 silver brook ct
			<b>9,665.93</b>		
<b>8192 - Sanitation / Sewer</b>					
544491-209936	01/22/2020	College Station Utilities	49.67	01/23/2020	15541 creek meadow blvd
544491-209936	02/13/2020	College Station Utilities	49.67	02/13/2020	
544491-209936	03/19/2020	College Station Utilities	49.67	03/19/2020	
544491-209936	04/16/2020	College Station Utilities	49.67	04/16/2020	15541 creek meadow blvd
544491-209936	05/26/2020	College Station Utilities	49.67	05/26/2020	15541 N Creek Meadow Blvd
544491-209936	06/17/2020	College Station Utilities	49.67	06/17/2020	15541 Creek Meadows blvd
572947-235104	07/21/2020	College Station Utilities	64.61	07/21/2020	15751 Cottonwood Creek
544491-209936	07/21/2020	College Station Utilities	122.78	07/21/2020	15541 Creek Meadows blvd
544491-209936	08/26/2020	College Station Utilities	125.86	08/26/2020	15541 Creek Meadows Blvd N
572947-235104	08/26/2020	College Station Utilities	129.76	08/26/2020	15751 Cottonwood Creek Lane
544491-209936	09/15/2020	College Station Utilities	125.86	09/15/2020	15541 Creek Meadows Blvd
572947-235104	09/15/2020	College Station Utilities	129.76	09/15/2020	15751 Cottonwood Creek Lane
			<b>996.65</b>		



**Expense Distribution**

Properties: Creek Meadows - 903 Texas Ave South College Station, TX 77840

Payees: All

Bill Date Range: 01/01/2020 to 09/30/2020

Reference	Bill Date	Payee	Amount	Check Date	Description
<b>8193 - Water / Irrigation</b>					
102-4969-00	01/22/2020	Wellborn Special Utility District	114.64	01/23/2020	15541 Creek meadows blvd irrigation
102-8155-00	01/22/2020	Wellborn Special Utility District	26.13	01/23/2020	greens prairie trail irrigation
102-8302-00	01/22/2020	Wellborn Special Utility District	26.13	01/23/2020	TIMBER DRIVE
102-0067-00	01/22/2020	Wellborn Special Utility District	62.62	01/23/2020	15751 COTTONWOOD CREEK LN 1
102-8302-00	02/26/2020	Wellborn Special Utility District	26.13	02/26/2020	TIMBER DRIVE HOA
102-8155-00	02/26/2020	Wellborn Special Utility District	26.13	02/26/2020	greens prairie trail irrigation
102-0067-00	02/26/2020	Wellborn Special Utility District	75.03	02/26/2020	15751 COTTONWOOD CREEK LN 1
102-4969-00	02/26/2020	Wellborn Special Utility District	85.46	02/26/2020	15541 Creek meadows blvd irrigation
102-8302-00	03/19/2020	Wellborn Special Utility District	26.13	03/19/2020	
102-8155-00	03/19/2020	Wellborn Special Utility District	26.13	03/19/2020	
102-4969-00	03/19/2020	Wellborn Special Utility District	103.57	03/19/2020	
102-0067-00	03/19/2020	Wellborn Special Utility District	78.33	03/19/2020	
102-8302-00	04/16/2020	Wellborn Special Utility District	26.13	04/16/2020	TIMBER DRIVE HOA
102-8155-00	04/16/2020	Wellborn Special Utility District	26.13	04/16/2020	greens prairie trail irrigation
102-0067-00	04/16/2020	Wellborn Special Utility District	52.59	04/16/2020	15751 COTTONWOOD CREEK LN 1
102-4969-00	04/16/2020	Wellborn Special Utility District	92.85	04/16/2020	15541 Creek meadows blvd irrigation
102-8302-00	05/26/2020	Wellborn Special Utility District	52.26	05/26/2020	timber drive hoa
102-0067-00	05/26/2020	Wellborn Special Utility District	217.31	05/26/2020	15751 Cottonwood Creek
102-4969-00	05/26/2020	Wellborn Special Utility District	215.78	05/26/2020	15541 Creek Meadows bldv irrigation
102-8155-00	05/26/2020	Wellborn Special Utility District	54.86	05/26/2020	greens prairie trail irrigation
102-4969-00	06/17/2020	Wellborn Special Utility District	13.49	06/17/2020	15541 Creek Meadows bldv irrigation
102-0067-00	06/17/2020	Wellborn Special Utility District	465.16	06/17/2020	15751 Cottonwood Creek
102-8155-00	07/21/2020	Wellborn Special Utility District	23.53	07/21/2020	greens prairie trail irrigation
102-8302-00	07/21/2020	Wellborn Special Utility District	26.13	07/21/2020	
102-4969-00	07/21/2020	Wellborn Special Utility District	574.80	07/21/2020	15541 Creek Meadows bldv irrigation
102-0067-00	07/21/2020	Wellborn Special Utility District	1,266.36	07/21/2020	15751 Cottonwood Creek
102-4969-00	08/26/2020	Wellborn Special Utility District	252.74	08/26/2020	15541 Creek Meadows bldv irrigation
102-8155-00	08/26/2020	Wellborn Special Utility District	26.13	08/26/2020	Greens prairie trail irrigation
102-8302-00	08/26/2020	Wellborn Special Utility District	26.13	08/26/2020	timber drive
102-0067-00	08/26/2020	Wellborn Special Utility District	1,824.94	08/26/2020	15751 cottonwood creek
			<b>5,913.75</b>		

**8220 - Transfer to Reserve**

2020	06/24/2020	Creek Meadows Owners Association	10,000.00	06/24/2020	2020 transfer to reserves
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**Total** **298,610.38**



# PROSPERITY BANK<sup>®</sup>

Statement Date 9/30/2020  
Account No

CREEK MEADOWS HOMEOWNERS ASSOCIATION  
903 TEXAS AVE SOUTH  
COLLEGE STATION TX 77840

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16411

### STATEMENT SUMMARY

TX Small Business Check Account No

09/01/2020	Beginning Balance			\$245,909.37
	10 Deposits/Other Credits		+	\$4,645.10
	20 Checks/Other Debits		-	\$59,545.76
09/30/2020	Ending Balance	30	Days in Statement Period	\$191,008.71
	Total Enclosures			27

### DEPOSITS/OTHER CREDITS

Date	Description	Amount
09/01/2020	ACH Deposit APPFOLIO INC 8666481536 2LQDTU2XZVRDJ95 9100	\$522.50
09/01/2020	Deposit	\$500.00
09/01/2020	Deposit	\$60.00
09/03/2020	ACH Deposit APPFOLIO INC 8666481536 2LQROZTDUES4KPS 9100	\$500.00
09/10/2020	Deposit	\$1,492.50
09/11/2020	ACH Deposit APPFOLIO INC 8666481536 2LS7GWMPHRTOASW 9100	\$570.00
09/16/2020	Deposit	\$700.10
09/17/2020	Deposit	\$60.00
09/29/2020	Deposit	\$60.00
09/30/2020	Deposit	\$180.00

### CHECKS

Check Number	Date	Amount	Check Number	Date	Amount	Check Number	Date	Amount
2865	09-01	\$360.00	2874	09-02	\$14,391.24	2881	09-21	\$540.00
2868*	09-01	\$3,528.80	2875	09-02	\$2,129.94	2882	09-22	\$272.34
2869	09-02	\$255.62	2876	09-04	\$161.42	2883	09-29	\$4,496.24
2870	09-10	\$1,200.00	2877	09-17	\$3,738.80	2884	09-22	\$160.45
2871	09-14	\$1,970.57	2878	09-18	\$591.00	2885	09-21	\$420.00
2872	09-04	\$160.45	2879	09-21	\$1,206.27	2886	09-22	\$23,150.82
2873	09-01	\$556.18	2880	09-22	\$255.62			

### TOTAL OVERDRAFT FEES

	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$0.00	\$0.00
Total Return Item Fees	\$0.00	\$0.00

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NYSE Symbol "PB"

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# PROSPERITY BANK®

CREEK MEADOWS HOMEOWNERS ASSOCIATION

Statement Date  
Account No

9/30/2020

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## DAILY ENDING BALANCE

<u>Date</u>	<u>Balance</u>	<u>Date</u>	<u>Balance</u>	<u>Date</u>	<u>Balance</u>
09-01	\$242,546.89	09-11	\$226,810.72	09-21	\$219,104.18
09-02	\$225,770.09	09-14	\$224,840.15	09-22	\$195,264.95
09-03	\$226,270.09	09-16	\$225,540.25	09-29	\$190,828.71
09-04	\$225,948.22	09-17	\$221,861.45	09-30	\$191,008.71
09-10	\$226,240.72	09-18	\$221,270.45		

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MEMBER FDIC



NYSE Symbol "PB"

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# PROSPERITY BANK®

Statement Date 9/30/2020  
Account No

CREEK MEADOWS HOMEOWNERS ASSOCIATION  
903 TEXAS AVE SOUTH  
COLLEGE STATION TX 77840

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6144

### STATEMENT SUMMARY TX Business Savings Account No

07/01/2020	Beginning Balance		\$27,178.64
	2 Deposits/Other Credits	+	\$10,013.77
	0 Checks/Other Debits	-	\$0.00
09/30/2020	Ending Balance	92 Days in Statement Period	\$37,192.41

### DEPOSITS/OTHER CREDITS

Date	Description	Amount
07/07/2020	Deposit	\$10,000.00
09/30/2020	Accr Earning Pymt Added to Account	\$13.77

### TOTAL OVERDRAFT FEES

	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$0.00	\$0.00
Total Return Item Fees	\$0.00	\$0.00

### DAILY ENDING BALANCE

Date	Balance	Date	Balance	Date	Balance
07-01	\$27,178.64	07-07	\$37,178.64	09-30	\$37,192.41

### EARNINGS SUMMARY

\*\* Below is an itemization of the Earnings paid this period. \*\*

Interest Paid This Period	\$13.77	Annual Percentage Yield Earned	0.15 %
Interest Paid YTD	\$43.72	Days in Earnings Period	92

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