
Annual Community Meeting

Review of the 2022 Season

Huntington Hills Swim and Racquet Club

March 30, 2023

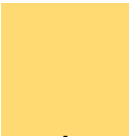
7:30 pm

HH Community Library, Dix Hills



Review of the 2022 Pool
Season
7:30 PM
Half Hollow Hills
Community Library
Room 111- Lecture Room

Welcome



- **Introduction of Board Members**
- **Welcome new families to the neighborhood**
- **Scope of 2022 Season**
- **Financial Review & Collections**
- **New Business and Capital Improvements**
- **Facebook Page & Tentative Calendar**
- **Open Forum**



AGENDA

Introduction of Board Trustees

Shirley Vargas.....President

Toby Abel.....Secretary

Ken Gold.....Vice President

Prem Katyal.....Treasurer

Sue Gordon.....Trustee

Sara Lefkowitz.....Trustee

Lois Shewchuk.....Trustee





TOBY A.

Welcome to the neighborhood!

Introducing our new members at:



9 Westbourne Ln.



36 Woodmont Rd.



96 Wilmington Dr.



126 Wilmington Dr.



44 Elkland Rd.



23 Richbourne Ln.



9 Pembury Ct.



42 Woodmont Rd.



14 Elkland Rd.



39 Northcote Dr.



45 Elkland Rd.



5 Carry Ln.

We welcome all new families who are now members of our neighborhood!



Toby Abel, Welcoming Committee



Our 2022 summer season





2022



- Club fully staffed all season
- Members enjoyed club events, friends, and family time
- New deck was welcomed by all
- Old shrubs were removed and replaced to provide an updated look
- Kitchen Reopened



✖ Summer events of 2022

Memorial Day* 4th of July * Labor Day Closing





Bautistas Landscaping Co.

Events

Sara L.

2022





COMEDY NIGHT
At The Club!

Special guest: Comedian Les Degen

Enjoy a full dinner and a few laughs outdoors!



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Renukrete, Inc.



Financial Report, Prem Katyal- Treasurer

Huntington Hills Swim & Racquet Club

Profit and Loss Statement

Financials for 2019, 2020, 2021 and 2022 / 2023 Budget Outlook

	Actual 2019	Actual 2020	Actual 2021	Actual 2022	Budget 2023	Comments and Assumptions:
Income	\$176,400.00	\$176,400.00	\$176,400.00	\$176,400.00	\$176,400.00	252 Total Homes @ \$700
Resident Non Payers	(\$6,300.00)	(\$14,000.00)	(\$7,700.00)	(\$4,900.00)	(\$8,400.00)	12 homes that will pay late or are leaned and not paying
Collections on past due AR, Late fees & Interest	\$2,918.59	\$670.28	\$12,178.17	\$27,678.57	\$7,500.00	Board will to continue collect from the past due accounts aggressively
Real Estate Tax Abatement Refund	-	\$0.00	\$112,981.00		-	One Time RET Refund in 2021
Total Income	\$173,018.59	\$163,070.28	\$293,859.17	\$199,178.57	\$175,500.00	
Accounting Fees	F \$3,000.00 1.83%	\$3,200.00 2.31%	\$1,700.00 1.17%	\$1,700.00 1.17%	\$1,500.00 0.95%	
Bank Fees	V \$147.65 0.09%	\$0.00 0.00%	\$119.49 0.08%	\$406.85 0.28%	\$250.00 0.16%	
Licenses and Permits	F \$3,105.00 1.89%	\$0.00 0.00%	\$1,160.00 0.80%	\$2,400.00 1.65%	\$1,500.00 0.95%	
Club Maintenance	V \$29,716.58 18.11%	\$1,225.50 0.89%	\$8,433.46 5.81%	\$8,514.40 5.86%	\$9,500.00 6.00%	
Food & Entertainment	V \$2,578.10 1.57%	\$0.00 0.00%	\$2,500.72 1.72%	\$7,329.75 5.05%	\$7,500.00 4.74%	
Garbage & Recycling	F \$761.81 0.46%	\$837.54 0.60%	\$669.34 0.46%	\$1,113.20 0.77%	\$1,200.00 0.76%	
Insurance	F \$17,166.51 10.46%	\$18,611.70 13.44%	\$21,812.32 15.02%	\$29,379.33 20.23%	\$22,000.00 13.90%	
Landscaping and Maintenance	F \$4,515.00 2.75%	\$4,882.00 3.53%	4,680.75 3.22%	5,200.00 3.58%	\$5,000.00 3.16%	
Legal Fees	V \$0.00 0.00%	\$999.95 0.72%	\$0.00 0.00%	\$0.00 0.00%	\$3,500.00 2.21%	
Mailing Expenses	V \$775.36 0.47%	\$1,561.88 1.13%	\$267.84 0.18%	\$858.22 0.59%	\$1,000.00 0.63%	
Payroll / Pool Management Co. 2020 onwards	F \$37,484.78 22.85%	\$52,500.00 37.92%	\$65,000.00 44.76%	\$68,000.00 46.82%	\$70,000.00 44.22%	
Pool Maintenance	F \$14,614.25 8.91%	\$24,035.73 17.36%	\$20,207.79 13.91%	\$20,006.55 13.78%	\$25,000.00 15.79%	
Supplies	V \$6,755.87 4.12%	\$4,554.21 3.29%	\$1,717.40 1.18%	\$1,870.72 1.29%	\$1,500.00 0.95%	
Real Estate Taxes	F \$35,676.45 21.74%	\$18,053.10 13.04%	\$786.11 0.54%	\$431.70 0.30%	\$850.00 0.54%	
Utilities	F \$7,770.64 4.74%	\$7,985.72 5.77%	\$16,179.20 11.14%	\$6,551.45 4.51%	\$8,000.00 5.05%	
Total Expense	\$164,068.00	\$138,447.33	\$145,234.42	\$153,762.17	\$158,300.00	
Net Income/(Loss)	\$8,950.59	\$24,622.95	\$148,624.75	\$45,416.40	\$17,200.00	
Total from above for:						
F = Fixed Expenses	F \$124,094.44 75.64%	\$130,105.79 93.97%	\$132,195.51 91.02%	\$134,782.23 87.66%	\$135,050.00 85.31%	
V = Variable Expenses	V \$39,973.56 24.36%	\$8,341.54 6.03%	\$13,038.91 8.98%	\$18,979.94 12.34%	\$23,250.00 14.69%	

One Time Expenses and / or Improvements not in above numbers:

Will be amortized on financial tax returns and show under Depreciation and or Amortization

76,024.00	Pool Deck	30,000.00	Lounge Chairs	45,000.00	New: Lounge Chairs / Pool Heater / Diving Boards and new deck umbrellas
8,500.00	Landscaping	13,325.00	Heater		



Installation of new heater



Installation of new diving boards



New Lounge Furniture



New Matching Umbrellas



**New secured doors for
dumpster**



For 2023....

Ken

COLLECTIONS

Lois and Dan Shewchuk





Annual dues: 700.00

Homes in membership

Small claims

Liens

2022 Receivables & Collections

252

4

6





Anticipated Expenses and Capital Improvements in 2023



Projected Capital Improvements

- Tennis courts refacing pickleball/tennis
- Curb appeal
- Picnic area enhancement

The bidding process will continue, still under discussion

Sue Gordon

Capital Improvement #1: Existing Tennis Courts

- Asphalt
- Raising court by 1.5 inches
- Install new fencing & access points
- 4 pickleball courts
- Two tennis courts
- Enhanced locking system
- Handball court - additional pickle court



The bidding process will continue, still under discussion

Sue Gordon

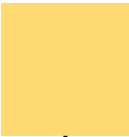
Capital Improvement 2 and 3: Beautification

- Curb appeal
- Picnic area enhancement

The bidding process will continue, still under discussion

Sue Gordon





tentative timeline

April -May

Preparations for Opening Day Lunch

Install diving board

Install heater

May-June

Landscaping

Inspections

Grounds prep.

Fri-Sun open

End of June

Half days
3rd week of June

Now Open 7 days a week

July - Aug

4th of July event

Ice cream social

Family night

September

Family Fun Day

Closing of pools



WWW.HHPRC.CLUB

Please visit us at hhprc.club for more neighborhood information.



Looking for Committee members to help organize:

Toddlers & little ones weekly events:

Swimming lessons

Creative play



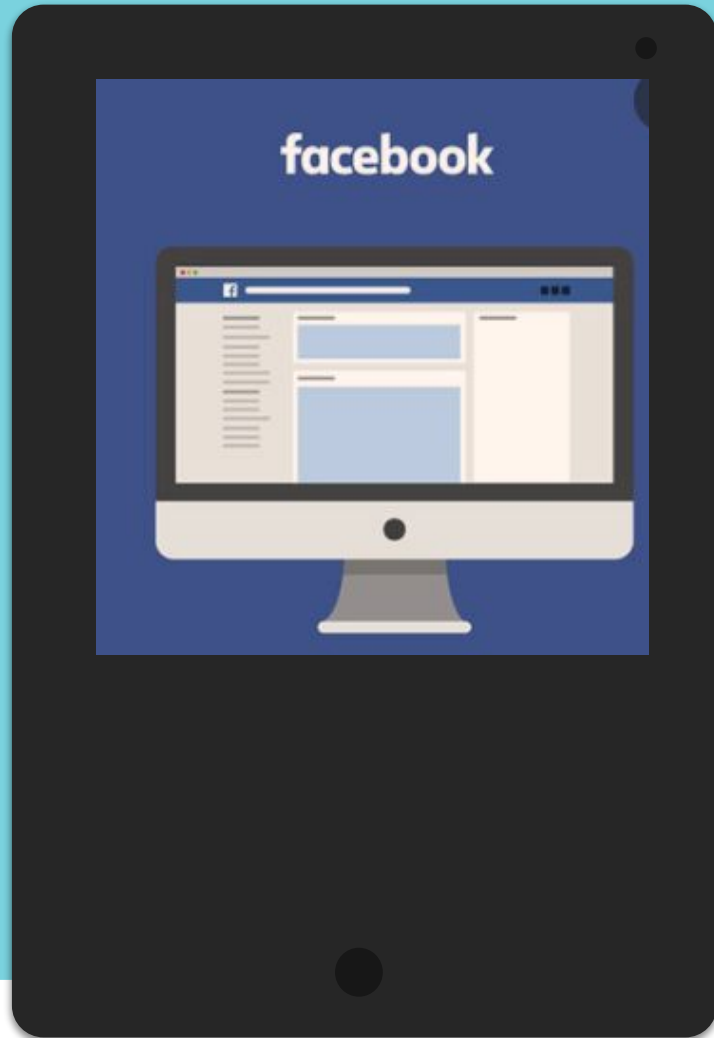
Social Media support:

- **Facebook**
- **Instagram**
- **uploads**

Social Events for all ages:

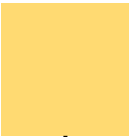
**Middle school
Teens at the
courts & pool**

**Pick - up games:
Pickleball
basketball**



Facebook page & Instagram handle: Huntington Hills Swim & Racquet Club

As of May 15th 2022





Community Discussion

Members may address the board.

Thank you for your continued support.



Interested in joining the board in 2024?

Visit our website and contact us.



Thank you!

Do you have any questions? You can always email:

info@hhprc.club

