

## HOA Meeting January 20, 2021

1. Call to Order – Approved Prior Meeting Minutes
2. Facilities
  - a. Trees at tennis courts may be able to be taken down by Beth. The dead ones.
  - b. Cypress that died was taken care of.
  - c. Wheeling Extension was cleaned up.
  - d. We need something else behind/next to basketball courts. Up Wheeling a ways. Erica to check with Beth and walk around that area to see what can be done.
    - i. Homeowner reached out regarding replacing something when trees came out.
      1. Lights from pool and parking lot shine bright.
  - e. Nothing new on club house
3. Architecture
  - a. Driveway concern. Attempted in person and in email attempting to get signatures for approvals. Mike to follow up. Per Mike was approved. Mike to get with Stephanie and review official form. Then will approve to homeowner.
4. Social
  - a. Hope to start back in Spring with food trucks.
  - b. No new updates from Mekenzie at this time. Food trucks paused during cold season. When warmer we will do every Wednesday.
5. Unfinished Business
  - a. Drainage at basketball courts. Between basketball and tennis courts. There was damage to French drain in the past. We have quotes from prior meetings and additional quotes are in. Met with GCS on site with questions on backfill of drain which is included. GCS stone with boarder would be better. GCS guarantees all work. 2<sup>nd</sup> quote from Meeks for similar work and gave a bid. Same work quoted. Meeks is a general contractor that does drainage work in neighborhoods.
    - i. GCS \$4,861
    - ii. Meeks \$7,975
    - iii. Need a 3<sup>rd</sup> Drainage Company to Come Out for Review
  - b. Updating the HOA Guidelines
    - i. Need to publish. No other info to add.
  - c. HOA Directory
    - i. Few corrections but calling it good. Would like to do a print version with some advertising.
      1. Quote 1 Stapled folded in half (300 copies) \$460
      2. Quote 2 Spiral bound and glossy (300 copies) \$850
      3. We can charge advertising rate. Sponsorship.
    - ii. Plan to publish by end of the month.
6. New Business
  - a. Review during closed meeting – no other business at this time in open meeting
  - b. Concern over pulling down FB posts about offering things for sale, inconsistency of practices. Adam offered them to come to meeting and open if any concerns.

- c. Need meeting notes from Annual Meeting – Adam will listen to recording for older missing notes.

7. Financial Report

- a. Scott not in attendance, Adam reviewed highlights.
  - i. Open Receivables \$3k
  - ii. Checking \$42k
  - iii. Reserve \$58k
- b. Management – number of new homeowners. One violation.

8. Last call for open portion of meeting. Nothing. Closed Meeting.