

Regular Monthly Meeting – Executive Body 2018, November 11th Sunday – Corporate Minutes

Attending Officers: President – Mike Thomas, Vice President – Brian Bonebrake, Treasurer – Quinn Gregg  
Members-at-Large: Pamela Smith, Norma Sollman, Patti Kanatzar, Gwen Conroy, Paul Hinson

Attending Residents: Linda Calcote, Cheryl Edmondson, John & Karen Spottswood, Susan Scheerer,  
Dee Hogle, Kyle Dennison

Call to Order: 7:00 pm

\_Financial Updates –

Checking \$8,473, Money Market \$22,223, Assessment Checking \$57,770

Current expense summary through end of July was reviewed, YTD expenses were at \$91,474

23 properties with outstanding balances (15 multi-year)

Approx. 150 properties have paid the September 1<sup>st</sup> special assessment to date

\_Covenant & Restrictions –

The board reviewed feedback from the hired lawyer (Michael P. Keleher of Keleher & Eastman). One recommendation was to update the documents and pass through an entire new set vs making amendments. The board has decided to get a second opinion from another HOA attorney before setting a course.

\_Pool Renovations –

The board reviewed the current bids we have for the pool renovation, including the major work efforts and the add-on work. They will solicit final bids from Mid America Pools, Northland Pools, and possibly Swim Things (new bidder) for a decision in Q1 2019 by the board. We also discussed further the add-ons of a pool cover (which makes a lot of sense with the renovation work) and a more permanent shade structure in the southwest corner to avoid constantly replacing umbrellas.

\_Open Discussion -

Some residents discussed concerns around payment of dues and special assessments and enforcement of the payments. The board is planning to waive assessment late fees if paid by January 1, 2019 (amounts to \$30 per late household) as a good faith gesture around the holidays. There was also some concern around our language in the C&R about being in good financial standing to vote. While there are some who think every household should always get a vote in HOA official business, a clear majority of those present agreed that a household must be in good financial standing to vote officially on matters.

Meeting adjourned at 9:00pm.