



## **HOA MEETING MINUTES**

**December 8, 2021**

**Call Meeting to Order at: 7:06 pm**

**Roll Call:** Board: Jerry Goedert, Doug Schultz, Bob Creighton, Catherine Smith, Naomi Bourque, Bob Creighton. Hawthorne: Sue Patrick. Committee Chair: Dan Lantz (Landscaping). Homeowners: Dawn Durning, Ryan Dame. December Minutes: approved

### **OFFICER REPORTS**

Treasurer Report: \$25K income prepayment of 2022 assessments,

President Report: Voting for landscaping vendor was tied 2-2, president had to vote to break tie, we chose Phillips Environmental for 2-year contract. Secretary (Catherine) and Jerry updated landscaping contract. Doug & Landscaping Committee will work to enforce the contract. Doug met with Duke rep about power line/tree height requirement & the information is saved in the OneDrive. Jerry is working with Hawthorne regarding payback plan for Lowe's account used to renovate poolhouse.

### **UNFINISHED/OLD BUSINESS**

CCR Changes: VP Doug researched solar panel installation on poolhouse/cabana, could pay for panels within monthly payments. DOR changes- kick-off in March 2022 with an end date of 12/31/2022 with the hope that we would get enough votes to approve changes earlier. The website will have an online form submission PDF with e-signature for homeowners to fill out, Hawthorne receive PDF submissions via email. C1 wants to change their documents too and would like to do it in conjunction with us.

### **COMMITTEE REPORTS**

Landscaping- waiting for 2022-2023 contract completion, Board increased budget reserves and increased line items to start redesign plans for monuments, materials have been purchased to do the work behind the pool.

Welcome--need new chair

Social--need new chairs

Pool--poolhouse renovation looks great; baby pool is being replastered (weather permitting) so we can pass code and get our certificate of inspection from the city; pool furniture will stay out tarped (or put some away) and SCM will power wash our pool furniture. Jerry is ordering handicapped signs for parking lot.

ARC-- 0 requests during December

### **NEW BUSINESS**

Zoom meeting February 2022; March annual meeting outdoors at pool.