



HOA MEETING AGENDA Via Zoom

12/09/2020

Meeting Call to Order: 712pm.

Roll Call: Board: Jerry Goedert, Dave Mullaly, Bob Creighton, Addy Barton, Doug Schultz.

Hawthorne Management: Sue Patrick. Homeowners: Naomi Bourque, Dan Lantz. Landscaper: James Phillips

November Minutes Approved – Yes

OFFICER REPORTS

Treasure Report: Total Cash on hand on November 30, 2020 was \$89,051, compared to \$70,258 one year ago and \$96,693 last month. Unrestricted cash at 11/30/2020 was \$42,233 compared to \$36,877 one year ago. Year to date cash expenditures through November 30 were \$150,993 compared to the budget of \$157,717 and prior year of \$176,121. The full annual assessments have been paid by all homeowners except 3. Year to date expenditures have been \$53,424 for Landscaping, \$42,532 for Pool related items, \$20,733 for Administrative expenses and \$34,265 for all other. November expenditures were mostly recurring items such as electricity, water, landscaping, and management fees. Minor items of note:

1. \$450 paid to Swim Club Management to winterize the pool.
2. \$352 relating to Social Committee activities, including \$100 for pumpkins and \$252 for the Polar Express.

President Report: Future Zoom meetings via Hawthorne Management account will cost per meeting starting in January 2021 for Regular, Annual, and any special meeting while meeting remote due to Covid-19 social distancing restrictions.

UNFINISHED/OLD BUSINESS

Gaga Ball Pit: Will send out a survey to gauge what homeowners feel about installing one. James Phillips will build a budget to have one installed, for Board approval after survey results.

- Christmas lights are up and working. They are scheduled to be taken down 1st weekend after the New Year.

COMMITTEE REPORTS (SIMPLY UPDATES. NO VOTING)

1. **LANDSCAPE/MAINTENANCE:** Dan & James are reviewing the terms and conditions of the Landscaping contract to simplify the understanding of what work the landscaper is responsible for under it, moving forward and for future Boards & vendors.

Looking into how to correct the bad drainage on McIlwaine near Henderson Hill & across from the Fire House. There are few ideas on how to do this, with Dan spearheading this with James.

James will be pulling flowers at some of the monuments due to damage from the cold weather, and will look into cost to remove or at least cut down (leaving stumps (for now) to reduce erosion) the holly bushes behind the pool, and fill area with rock after installing metal edging to hold them in place.

2. **WELCOME COMMITTEE** – No Report

3. **SOCIAL COMMITTEE:** Christmas event will be held on December 13 with a train, photo booth, and other games for the kids in the C2 pool parking lot.

Eve Smith (Committee Chair) has resigned as the Chair of this Committee effective after the Christmas event. We want to thank Eve for her great leadership in this committee and all that she has done for the community in this position.

More information will be coming if someone would like to Chair this committee starting in 2021.

4. **POOL COMMITTEE** – 90-day action plan in progress has been signed and finalized for 2021

5. **ARC COMMITTEE** – Is still working on streamline into one document the original Covenant and all others enacted by past Boards that went against that document. Also looking into “language” that the Covenants doesn’t address (i.e. fencing & gate height, amending fencing material types to reflect “today’s” material types), parking RV’s, trailers, campers on properties.

A new member has joined the Committee Perry Ahli; welcome aboard.

5 requests were submitted: 1-over over porch, 1-cover over back deck, 2 new exterior paint, and 1-fence replacement.

NEW BUSINESS

2021 Annual meeting discussion: No in person meeting in January. Annual Meeting Postponed Until Early Spring due Covid-19 restrictions on social distancing.

With a sad wave but a happy heart we reluctantly say goodbye to Addy Barton (Vice President), as her 3 year term on the C2 Board ends in January 2021 We give you a **HUGE THANK YOU** for all that you have done for our community.