



# HOA MEETING AGENDA

**Via Zoom**

**February 10, 2021**

Call Meeting to Order at 7 pm.

**Roll Call:**

**Board:** Jerry Goedert, Dave Mullaly, Bob Creighton, Doug Schultz.

**Hawthorne Management:** Sue Patrick.

**Committee Chairs:** Dan Lantz (landscape), Leslie Kepler (social), & Yasna Welsh (social).

**Homeowner(s):** Addy Barton

January minutes: Approved

## **OFFICER REPORTS**

**Treasure Report:** Total Cash on hand on January 31, 2021 was \$123,888, compared to \$102,226 one year ago and \$85,979 last month. Unrestricted cash at 1/31/2021 was \$72,888 compared to \$64,222 one year ago. The difference is cash held in reserve for specific items. January cash receipts were \$53,438 compared to \$55,699 last January.

Expenditures in January were \$16,188 compared to budget of \$14,572 and prior year of \$13,603. Expenditures were \$8,750 for Landscaping which includes \$5,000 for pine mulch, \$48 for Pool related items, \$2,518 for Administrative expenses and \$4,873 for all other, such as utilities, committee activities, legal fees and insurance.

**President Report:** New Social Chair & Co-Chair have been selected and approved by the Board. President will have email addresses created for them to send and receive HOA business emails.

## **UNFINISHED/OLD BUSINESS**

- Gaga Ball Pit – We want to purchase and put one in; waiting for final quote from Landscaper vendor for pricing to vote on moving forward.
- Chair for Social – Only 2 people (Yasna Welsh & Leslie Kepler) had come forward expressing desire, as they will form a Chair & Co-Chair (respectively) dynamic and work together on all events.

## **COMMITTEE REPORTS (SIMPLY UPDATES. NO VOTING)**

1. LANDSCAPE/MAINTENANCE – On 2/11 an Arborist will look at the tree of concern on Henderson Hill and the best direction to resolve the issue. Vendor will be finishing up the Pine-Fines project installation at various areas that were not able to be done last year.
  - Drainage along McIlwaine - A Board member dug a channel through a high area to confirm that the water backup could flow to the drain at Henderson Hill. We will need to coordinate with homeowners on the South side of McIlwaine regarding their mailboxes and check with the Town to find out if the Town or CII is responsible to recreate the slope to the drain.
2. WELCOME COMMITTEE – No Report
3. SOCIAL COMMITTEE – We would like to welcome Yasna Welsh (Chair) & Leslie Kepler (Co-Chair) to head this committee. They have some great ideas/events teed-up that are fun, for all age groups and tastes which include people and or animal family members. More information forthcoming and the year progresses.
4. POOL COMMITTEE – No Report
5. ARC COMMITTEE - Update on New Guidelines
  - They have finished going through the discrepancies & looking for the thought process of the 2005 HOA Board changes that contradict the original ARC Guideline documents, and its' finer points.
  - The Committee proposed for easier viewing and or look up, that these documents be posted on our website not only for current homeowners but for future homeowners when they purchase a home in the community or when a homeowner would like to make a change/add to their home or land.
  - Only one homeowner submitted an ARC request in January, and it was for a shed; the request was approved.

**NEW BUSINESS** - None Proposed