

# HoA Board Meeting Minutes May/23

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May 21, 2023 / 7:00 PM / IN PERSON

## Call to Order

- The meeting was formally called to Order by the President, Brian Janks, at 7:05 pm.

## Roll Call

- Present: Brian Janks (President), Beau Everitt (Vice President), Stacy Harris (Secretary), Christina Moser (Treasurer), Michelle Folden (Committee Member – Communications), Jen Hart (Committee Member - Beautification), Doug Harris (Committee Member At Large), Jarrit White (Non-Voting Board Member)

## Approval/Reading of Minutes

- There was a motion to adopt the Minutes from the April 17, 2023 HOA Board meeting by Christina. Brian J supported. The minutes were approved as submitted.

## Report of Officers

- President – deferred to later in agenda
- Vice President – nothing to report
- Treasurer
  - Financial Reports - April financials were reviewed. Spending is to budget YTD.
    - Charges to be investigated
      - \$20/month storage fee charged by InRhodes – Brian J to discuss with InRhodes

- **\$1900 American Lawn Sprinkler invoice for replacement of many heads and rotors – Brian J to get schematics of system to determine if this is reasonable. Brian will also discuss with InRhodes the need to get Board approval for payments over \$1000.**
  - **Customer Balance Report – As of the end of April, there are 8 homeowners with outstanding balances. 4 owe dues, 2 are on a payment plan, 2 are interest only fees.**
- **Secretary**
  - **Review of InRhodes monthly report**
    - **Maintenance request from Meyer to repair yard damage from plow – InRhodes contacted Hard Scapes to repair without getting Board approval for action. Brian J to discuss with InRhodes as HoA should not be responsible in this situation.**
    - **One house sale/closing during April**

## **Committee Reports**

- **Architectural Report - Recent requests**
  - **There have been several recent projects in the sub that occurred without architectural requests. Michelle to repost a Facebook reminder about the architectural request process.**
- **Communication Report - Emails/Facebook posts received**
  - **Emails - none**
  - **Facebook posts –**
    - **Neighborhood garage sale – planned for June 8-10. Michelle to post reminder on Facebook. She will also post signs in the sub during the sale.**
    - **Junek request to host July 4<sup>th</sup> bicycle parade – Board approved**
    - **Bowen request to host neighborhood event in August – Board approved**
- **Beautification Report**

- **New landscaping at entrances seems to be growing in as planned. All plants seem to have survived through the winter.**

## **Old Business**

- **1111 Cedar St - issue with plow damage of asphalt. The root cause of the issue is poor drainage causing water to pool then freeze. Brian J to contact Commissioner Spisz about maintenance of storm water drains.**
- **Master Association updates –**
  - **New management contract – slowing work on this for now**
  - **Benches at Waterstone park are being replaced**
  - **New fertilizer company has been hired**
- **Townhouse Development on Market St - rezoning was denied due to issues with the number of townhomes planned and limiting lake access to those homeowners**
- **McCord request for park bench at GLC little library – Board has received some pricing and options for a bench like the one at Birdie Beach. Brian J will send options to the Board for review and selection and will find out how much Mr. McCord is willing to donate.**
- **Light repair on Cedar St sign – InRhodes maintenance completed bulb change. Jarrit will verify if both sides are working and if not, he will change the bulbs himself.**

## **New Business**

- **Walkthrough with Shannon/InRhodes – need to pick a new date. Board will offer June 5, 6, or 7.**
- **Birdie Beach erosion – Brian contacted A1 regarding more warranty repair work needed. We need to replenish the sand this summer but not until the erosion repairs are complete.**
- **New sand for Birdie Beach – discussed quotes/pricing obtained and other options. Tabling until repairs are complete.**

- **Communication of expectations to InRhodes – Brian J to discuss with Shannon our expectations regarding Board approval of violation letters, maintenance requests submitted by homeowners, and payment of invoices.**
- **Violations –**
  - **1350 GLC (Miller) – pontoon trailer in driveway for >48 hours – Brian J to have InRhodes send violation letter with reminder of the legal agreement last year with the HoA.**
  - **1451 GLC – complaint received regarding storage of gardening equipment/supplies – Brian J to determine appropriate paragraph of the Declaration then discuss with Board prior to letter being sent.**
- **Street trees – Doug H to complete a survey and submit info to Board.**
- **Date for next board meeting - Sunday, June 25th at 7pm in person – location TBD.**

## **Adjournment**

- **The Golf Highlands HOA Board of Directors meeting was adjourned at 8:27pm by President, Brian Janks.**