

May 21, 2019 Meeting:

Administrative

Minutes from 4/16 board meeting approved (Treasurer motioned for approval, Secretary seconded the motion)

Board Report

Board approved for HOA attorney to give legal opinion on the necessity or requirement of a hot water heater for the pool shower & lavatory (Secretary motioned for approval, Vice President seconded the motion)

Manager's Report

Board approved the Open Record Policy (Secretary motioned for approval, Treasurer seconded the motion)

Board approved the Records Retention Policy (Treasurer motioned for approval, Secretary seconded the motion)

Board approved the Payment Plan Policy (Treasurer motioned for approval, Vice President seconded the motion)

Board approved the Pool Rules Policy (Treasurer motioned for approval, Vice President seconded the motion)

Board tabled the Exterior Painting Policy, waiting on a color palette (Secretary motioned to table, Vice President seconded the motion)

Board approved the update to Elite's landscaping contract (Vice President motioned for approval, Treasurer seconded the motion)

Board approved the renewal of insurance policies (Treasurer motioned for approval, Vice President seconded the motion)

June 18, 2019 Meeting:

Administrative

Minutes from 5/21 board meeting amended to add Masha Davis (Resident) to list of attendees. Minutes approved (Treasurer motioned for approval, Vice President seconded the motion)

Manager's Report

Board ratified the vote to approve a repair to the baby pool (\$787) (Secretary motioned to ratify, Vice President seconded the motion)

Board approved the Pool Pavilion Waiver (Secretary motioned for approval, Vice President seconded the motion)

Committee Reports

Board tabled the Parking Lot Lights, waiting on a 2nd bid (Vice President motioned to table, Secretary seconded the motion)

Board tabled the Fence Policy until July Board Meeting, under review by the Board (Vice President motioned for approval, Secretary seconded the motion)

July 16, 2019 Meeting:

Administrative

Minutes from 6/18 board meeting approved (President motioned for approval, Secretary seconded the motion)

Manager's Report

Board ratified the vote to approve a repair to a 20 ft. light at the pool (\$695) (President motioned to ratify, Secretary seconded the motion)

Committee Reports

Board approved the addition of new members to the Architectural Review Committee – Ted Klinker & Tom Satori (President motioned for approval, Vice President seconded the motion)

Board approved the addition of a new member to the Children's Playgroup Committee – Amanda Mock (President motioned for approval, Secretary seconded the motion)

August 20, 2019 Meeting:

Administrative

Minutes from 7/16 board meeting approved (Secretary motioned for approval, Treasurer seconded the motion)

Old Business

Board approved the contractor for the playground (TF Harper) and the budget for the playground (not to exceed \$150,000) (Treasurer motioned for approval, Vice President seconded the motion)

Board ratified the vote to approve a repair to the pump for the baby pool (\$1,264) (Vice President motioned to ratify, Secretary seconded the motion)

September 17, 2019 Meeting:

Administrative

Minutes from 8/20 board meeting approved (Vice President motioned for approval; Secretary seconded the motion)

Board Report

Board approved TF Harper's bid for the playground (\$119, 991.18). This bid does not include the orb/web climber. The budget for the playground remains the same – not to exceed \$150,000. (President motioned for approval; Secretary seconded the motion)

Committee Reports

Landscaping

Board approved a bid from Utz Environmental Services (\$5,975.40) to inspect and repair the irrigation system on Neenah. If the initial diagnoses show the system needs significant repairs beyond the scope given, a new quote will be provided, and this bid will be voided. However, If the initial diagnoses show the system to be repairable with this bid, we will proceed. (President motioned for approval; Vice President seconded the motion).

Pool

Board approved a closing date for the pool season (Monday, November 18, 2019) and for pool cleaning to increase to 3X in the month of March, to being March 1st(President motioned for approval, Treasurer seconded the motion).

October 15, 2019 Meeting:

Administrative

Minutes from 9/16 board meeting approved (Secretary motioned for approval; Treasurer seconded the motion. Motion passed.)

Board Report

Board approved use of volunteer waiver form (Vice President motioned for approval; Secretary seconded the motion. Motion passed.)

Board approved to power wash the tunnel under Neenah, side facing pool/park (\$100)

Manager's Report

Board voted to cease overnight parking monitor for months November-March (President motioned for approval; Treasurer seconded the motion. Motion passed. Vice President voted nay.)

Board voted to require Board approval before Management sends certified letters for parking violations (Treasurer motioned for approval; Vice President seconded the motion. Motion passed.)

Board voted to table the budget package until townhall meeting is held on raising membership dues (Vice President motioned for approval, President seconded the motion. Motion passed.)

Old Business

Board voted to increase the budget for irrigation system on Neenah from \$20k to \$25k (Secretary motioned for approval; Treasurer seconded the motion)

Board voted to table the fence policy (Motion for approval failed)

New Business

Board voted to begin the process of adding a 5th Board member (President motioned for approval, Treasurer seconded the motion. Motion passed.)

November 19, 2019 Meeting:

Administrative

Minutes from 10/15 board meeting approved (President motioned for approval; Vice President seconded the motion. Motion unanimously passed.)

Treasurer's Report

Board voted to table any decision regarding the annuity (Secretary motioned for approval; Vice President seconded the motion. Motion unanimously passed.)

Manager's Report

Board voted to approve the 2020 Budget (Secretary motioned for approval; Vice President seconded the motion. Motion unanimously passed.)

Old Business

Board voted to approve the fence policy (President motioned for approval; Vice President seconded the motion. Motion unanimously passed.)

Board voted to approve the addition of a 5th board member (Motion to approve failed. Two ayes, two nays.)

New Business

Board voted to table the addition of a 5th Board member, will revisit matter (President motioned for approval; Treasurer seconded the motion. Motion unanimously passed.)

January 21, 2019 Meeting:

Administrative

Minutes from 11/19 board meeting approved (President motioned for approval; Vice President seconded the motion. Motion passed.)

Board Report

Board voted to table the irrigation project until further discussion and to vote via e-mail (Secretary motioned to table; Vice President seconded the motion. Motion passed.)

Board voted to table the Exterior Painting Policy until chip samples obtained, disclaimers added and other edits (President motioned to table, Vice President seconded the motion. Motion passed.)

Treasurer's Report

Board voted to transfer \$20,000 out of the operating fund into the replacement fund (Treasurer motioned for approval, Vice President seconded the motion. Motion passed.)

Manager's Report

Board voted to table the Social Media policy until further discussion (President motioned to table, Treasurer seconded the motion. Motion passed.)

Old Business

Board voted to add a 5th board member (President motioned for approval; Treasurer seconded the motion. Motion passed).

Board voted to approve contract with SALT light and electric (\$11,568 + tax) to install lights at Trailhead Park (Secretary motioned for approval; Vice President seconded the motion. Motion passed.)

Board voted to approve a new pool contract with Prime and to notify LG4 of the cancellation of their pool contract (President motioned for approval; Treasurer seconded the motion. Motion passed.)

Board voted to table the approval of the repairs to the pool's pump room until further discussion with new contractor, Prime (President motioned to table; Treasurer seconded the motion. Motion passed.)

Board voted to not invest in non-FDIC insured accounts for the next 30 days (President motioned for approval; Secretary seconded the motion. Motion passed.)