

HOA BOD Meeting Minutes 9/12/24
*** Meeting time 7:30pm ADT ***

Call to order 7:41 pm

Secretary - Who is on the phone?

Daphne, Carrie, Susan and Cara

Daniel (7:44pm)

Approve agenda

Motion: Susan

2nd: Carrie

Vote: 4-0

Approve minutes from 8-15-24

Minutes approved

Updates on legal issues (Executive session if needed)

General Updates:

2685B - Daphne

Bookkeeper has invoiced for 6 mos to Blum's, they sent payment for 3 mos.

Chris Marquis sent a message saying they have bids on repair work, but it needs to be approved by USDA before repairs can be made. Liberty Mutual is requiring us to have this fixed or we can have action against HOA.

Violations:

Discussion:

Winter snow removal bids:

Down to Earth is providing a flat fee or \$950 per plow.

iPlow is providing \$340 per plow

This is a 2 year contract, the contractor needs to correct the physical address listed on the bid.

Motion: Susan

2nd: Carrie

Vote: 4-0

Cara will notify both contractors, sign contract and follow up with board once complete.

Handyman update - downspouts?

Jim, the handyman, he is finished. A lot of items we asked for were extensions on the downspouts, how should we proceed? Susan, can we contact him and ask if he intends to do the work. Daphne, he hasn't invoiced us, so he hasn't been paid. Daphne will get back with Jim, ask him to do the rigid extensions before winter. No vote at this time.

BM/BK update

Motion to hire Wendy beginning October 15, 2024, Cara

2nd: Susan

Vote: 4-0

Pet Waste

Owners noticed lots of pet waste at the end of 2665. Daniel has been cleaning all pet waste in the area, but he counts 4-5 dogs using the area. Daphne, good idea to remind all owners of pets they need to clean up after their pets after each "use". Susan has seen a woman with a German shepherd. Cara and Carrie agree to send a letter, explain the position, and inform all owners that we can't have those areas mowed if waste exists.

Motion: Cara

2nd: Carrie

Vote: 4-0

Water issue in 2675

Backflow issue, waiting for city to get back to owner. Plumber that homeowner contacted, said owner needs to install a new device to prevent. All unit owners would need the same device. North Pole City Water App (Carrie) recommend this to the owner to get more information to help them make a decision.

Electronic votes since last meeting:

8-4-24 hire Wendy Huesties as BM/BK 4-0 yes

Adjournment: 8:25 pm

Attachments: