

Minutes
February 20, 2020
164C SE Villas Court

1. Meeting called to order at 5:34 pm. All Board members present: Judy Arnette, Pat Lee, Suzanne Harrell, Nancy Titcher, and Isabel Rush. In attendance: Kristina Holmen-Mohr, Jack Rush, and Kayla McKee .
2. Minutes from January, 2010 were presented and accepted.
3. Financials: The Treasurer presented financials for January, 2010 which were accepted. After discussion when the votes were counted, the majority did not fund the reserves.
4. Manager's Report: Kayla McKee read the manager's report for the month of January, 2010.
5. Committee Reports:
 - Landscaping: Sadler's will be weed killing in the near future.
 - Pool: Reduced cleaning continued for the time being.
 - Social/Welcome: Nancy reported that refreshments for the Annual Meeting in March have been organized.
6. Interim Report
 - a) Sadler's blew debris off the roofs on the NE. COMPLETED
 - b) Garbage pod removed from 181A SE after receiving letter from the Board and Management. COMPLETED
 - c) 115A SE broken cutoff valve replaced. COMPLETED
 - d) 197B SE gate and wood rot repaired. COMPLETED

e) Calvert Construction submitted bids for wood rot repair at 116B, 165A and 197A SE. The board is continuing to evaluate which site is most pressing on which to start work. ONGOING

f) Board requested Management to draft a letter to 180A SE stating where we are with wood rot repair. ONGOING

g) Board requested Management to draft a letter to 177 NE concerning allowing animals to roam around the neighborhood, letting the dog out at night without supervision, letting it bark constantly and disrupting sleep of the neighbors in both NE and SE, and burning trash in the back yard. ONGOING

h) Board requested Management to send another letter to 149A SE concerning camper continuing to be parked here against HOA bylaws. ONGOING

7. Old Business

a) Annual Meeting and responsibilities of each Board member. Judy will give the President's annual report. Nancy will move to have Kayla run the meeting, then Kayla and Isabel will call the roll of members present and accept proxies for members not present. Pat and Nancy will count the votes. Then officers will be presented.

8. New Business

a) Sadler's said they would spray and feed lawns and common areas in the NE for \$400. That was Accepted.

b) Replacing roofs in the NE was discussed since realtors and insurance companies have made inquiries about their status. It was estimated that the roofs should last at least another three years.

c) Discussion was held concerning an inquiry to Judy from a renter about purchasing a home in the NE. Two homes are presently not being lived in and Judy said she would contact the owners and give the prospect's name and number should they wish to call.

9. Annual Meeting will be held Saturday, March 14, 2020 at St. Stephen's Church Hall at 10:00am.

10. Meeting adjourned at 6:32pm.