

Minutes of BOD 2/22/2024

John, John, Tim, Debbie, Dave, Alex

Call to order 12:40

Review of Annual Meeting briefing.

- Tim's Annual Business Meeting pitch adjusted
- John Gaston will do volunteer chart
- Kathy MacSorley the LBF

Spectrum contract - \$40K to sign; we are requesting inclusion of clubhouse phones, 402 vs 405  
end 2:22

Grounds & Maintenance Report – Alex

Alex will uncover pool furniture and get things ready by mid March

Barry Walters, esq. letter of discontent. As homeowners, not being able to update/change their property.

Confusion on how changes are approved and permitted. 2/3 vs ½

Guidelines (BOD approved w/lawyer) vs covenants (2/3 vote)

Dave – be sure to include Joe Stacey's antenna comments

Nola Cozell – Concerns regarding fences – homes too close – and animals left out.

Paused 1:22

Curious what our response/thoughts were regarding his information.

John – We are more inclined not to make the changes/exception. The house referenced was not approved for the “craftsman” windows. Already built and agreed to let the one go.

The BOD does not have a true standard to follow – it's the ARB's determination. It is also a matter of property value.

1:45 reengaged meeting

Investment Schedule – how to reinvest the amount coming due into 2 separate Annuities/CDs to split out the maturity dates. Schedule attached. Vote 3-2 to invest in the annuity for 4 years. And the CD for 110K.

Roads:

\$255K – take a look at Deacon as well as Boatman and Basketmaker.

Sink Holes –

Another one on Cobblestone has been identified. Need to get an estimate.

Dec Financial Report – Dave indicated some outstanding info needed from Lisa - Manager. John will ask for the normal information for meeting on Tuesday.