Annual Meeting Minutes

September 13, 2022

Opening

Call to order from President Ken Royster at 6:04 pm
Board Members: Beth Foraker, Ken Royster and Alejandro Oyarzabal.
Fifteen homes were represented.

Introductions

The Board members and committee chairs were introduced.

Prior Minutes

Approval of 2021 Annual minutes - Appendix I

Candidates for Board of Directors

1. There are three Board openings after Beth completed her term and Gary and Angela moved. Gary Chullino and Joe Fennesy volunteered to be added to the ballot. Michelle Well expressed interest to run as a write-in candidate.
2. There are 3 Committee Chairs available: Activities, ARC, & Neighborhood Watch/Garage Sale Committees
3. 2 blocks need volunteer captains

Treasurer's Report

2022 Expenses Year to Date

1. Trash fees increased and they added an additional surcharge for fuel. Richard Higgens pointed out that the landfill closed, which likely also affected teh cost.
2. Board opted to offset 2021 expenses by canceling volunteer EOY gifts (500 saving)

2023 Projected Budget

1. In 2021 we paid for the pool grinder pump and parking lot repair – under budget.
2. Besides above increases, having the phone connected all year will increase Pool budget (further explained under Pool Committee Report below)
3. Board decided that due to current funds and budget, HOA fees will remain fixed for 2023

Committee Reports

Activities Committee -Amy

This year 8 new neighbors received welcome packets.

Easter Egg Hunt had 3 pinatas.

HOA Party Picnic by pool had catering, ice cream truck, raffle & bingo -- 80 people attended.

Bunko is still going on.

Denise Hull interested in Activities

ARC Committee - Tom

No records left by previous ARC chairs of what applications were submitted and approved in 22. New ARC will need to prioritize records.

Common Grounds Committee - Larry

Getting ready to put up holiday decorations

This year installed submeter for pool, put up and took down signs for various things, replaced 3 sprinkler heads, fixed pool gate hinge, fixed lights on monument, trimmed bushes, weeds and trees and purchased pool chairs and flag

Pool Committee - Lisa

Pool & Board opted to keep phone on all year – rather than paying reconnection fees

We cannot upgrade the gate unless we get internet access at the pool – which we can explore in the future.

Residents requested Small tables for loungers

Neighborhood Watch/Garage Sale Committee - Beth

Were unable to connect with Daltons Ridge regarding Garage Sale Weekend – so will proceed with upcoming GS weekend.

Need a volunteer for Neighborhood Watch and Block Captains for I & E.

Scoop Editor - Kim

Will be stepping down. Monica has volunteered to take over. Alejandro will liaise with her from the Board.

New Business

HOA Dues for 2023

Dues will remain the same

Irrigation system winterization vendor is Richard Montgomery ($45 per home)

Reach out to board to get home added to list of homes that need to be winterized

Partnership agreements
Olympic Pool, American Family and Constable Sanitation will continue – however we will need to each out to Constable to see about increases

Common grounds lawn care
Out for bid for 2023. Please refer to anyone you recommend to submit a bid.

Updating Directory
Alejandro reported that the directory is up to date but the new board needs to meet to decide whether to reprint the whole directory or just stickers. Residents expressed interest in reprinting the entire directory.

Volleyball lawsuit
The issue was settled under a non disclosure agreement.

Results of Election
Congratulations to Gary, Joe and Michelle. They were elected to join the board.

Denise Hull will work with Amy Lane to take over the Activities Committee.

Karen Anderson will join Lisa Humphreys on the Pool Committee.

Rod Anderson and Richard Lang volunteered to take over the ARC.

Rod Anderson will take over the Neighborhood Watch Committee.

Monica Hackett will take over the SCOOP.

Alejandro and Rod volunteered to fill the two Block Captain openings.

Common Grounds Committees and Webmaster remain unchanged.

Adjournment
7:06 pm

Appendix I
2021 Annual Meeting Minutes

https://drive.google.com/file/d/1ehvvk4oES2vo4aWIxtd6_itfijpDp6tv/view?usp=sharing

August 2022 Minutes

https://drive.google.com/file/d/1NuLrP2rG0qSTf8H3pqNiX27LQUeM5PLr/view?usp=sharing