

# HOA Board Meeting Minutes 2021-02-11

Call to Order/Roll Call @ 7:03 pm -

- Board Members Present: Phyllis Moy, David Boring, Mike Britt
- Other residents in attendance - None

Approval of Minutes from 2021-01-14

## Officer Reports

President - Phyllis Moy

- Nothing new to report.

Vice-President - Anna Doll

- Nothing new to report.

Treasurer - David Boring

- No "Snapshot" for this Month

Secretary - Mike Britt

- Report on Action Items
  - Correspondence with PMI
    - PMI will add a note to their standard Closing Letter notifying sellers that they are responsible to hand over their Pool Key Card/Fob to the buyer or else the seller will pay PMI \$25 for a new Key Card.
    - Mike contacted PMI asking them to notify the Board of Modification Requests so that none fall through the cracks.
    - **No response.**
  - Correspondence RE: Gazebo Vandalism.
    - Mike sent a letter to the residents at [address] requesting that they (and their children) assist us with the labor involved with repair/replacement of the spindles.
    - **No response.**
    - I will compose a follow up.

## Committee Reports

**ARC** - Anna

- Follow-Up on Request from Ellie Holzhauer
- The ARC was concerned about the colors homeowner had selected. ARC team and Phyllis Moy did a site visit and recommended that both shutters and door be painted in the same teal color, with a slight difference in shade for the door. Homeowner agreed.

#### **Safety Committee - David**

- Nothing new to report.

#### **Pool / Clubhouse Committee - Mike**

- Key Card System - Will discuss in Old Business

#### **Landscaping Committee - Phyllis**

- We have 2 requests that we will discuss in New Business.

#### **Social Committee - Phyllis**

- Nothing new to report.

### **Old Business**

- Burn barrels emails and phone calls
  - The neighboring subdivision has refused to take any action.
  - May still follow-up with DNR
  - Will send a final letter and point out that, if there ever was any fire damage, our insurer would bring suit against them for those damages.
- Annual meeting agenda -
  - Ballots to be sent out the day after the meeting.
  - This will allow someone to be nominated at the meeting and be listed on the ballot.
  - PMI will count those ballots as part of the needed quorum.
- AT&T fiber \$99 install \$50/month no contract 100mbps (\$100 Visa Gift Card)
  - This will allow Security Camera footage to be accessed on phone
  -
- Ponds clean out scheduled for May
- Pool Gate Access Update – no ongoing fee from PMI just initial set up
  - 2 Bids Comparison
  - Exploring installing a new, sturdier gate.

- Landline vs. Cell phone system. AT&T fiber \$99 install \$50/month no contract 100mvps (\$100 Visa Gift Card) - TABLED.
- Motion (by David; seconded by Mike) to contract with ATA to install new gate and access system.
- **ACTION ITEM**: Mike will follow up with Tim Hampton. David will call Alan with Wolf to let him know.

## New Business

- YOM -February – Edyl Roman 4410 Orchard View Way
- Review YOM procedures
  - The Current Procedure is found on the neighborhood website: [HERE](#)
  - It states the following:
  - *The Yard of the Month competition for the Orchard Lake Community will start on June 1, 2020. The Yard of the Month Program will be managed by the HOA Board. Each month the HOA Board will choose from no more than (5) homes nominated by the last day of the month for each month. Committee members will review each nominee yard and a vote will be taken. The yard receiving the most Committee votes wins. These rules will stand in place until the end of the year and cannot change in the middle of a competition year. The rules will be reviewed for possible changes at the end of each competition year based on the results of that year.*
  - The HOA Board needs the YOM nominees from the Landscape Committee by the first day of each month. In the absence of nominees, the Board will act independently of the Committee. (Motion Mike, second David; motion carries.
- Landscaping requests
  - OPL (\$650 for sod) - We will move forward with this. Motion Phyllis, second David; motion carries.
  - ~~\$100 for seed for irrigation for the hill behind the pool~~ - This is not wise and should not be allotted. **ACTION ITEM**: Phyllis will meet with Richard from Crabapple next week to discuss our best options for this area.
  - Community Garden relook – Linda Mangam requests at least for herself – blueberry bushes to surround. **ACTION ITEM**: Phyllis will contact adjacent neighbors and report back.
- Agenda for annual meeting
  - Annual meeting agenda

- Phyllis followed-up with Kent about the agenda and the voting procedure & how to communicate that to the residents -
  - i. PMI will “host” the meeting
  - ii. David’s has prepared a few slides that will give a summary/overview of the Budget and of the key aspects of the Reserve Study.
  - iii. David shared his slides with the Board.
  - iv. He will also ask Kent to give David permission to share his screen for that portion of the meeting.
- Insurance proposal - David Reported
  - Presented a summary of his conversation with our insurance agent, Joe Dreher.
  - We currently have 4 separate policies.
    - i. Volunteer Workers Comp. Policy
    - ii. Directors & Officers Policy
    - iii. Liability & Property
    - iv. A \$1 million Umbrella Policy
  - We discussed the ramifications.
  - **ACTION ITEM**: Phyllis will contact Joe
- Add Krista Elliott to ARC
- Dean Mills to Landscape
- Annual Meeting **Next Thursday, 2/18/2021 by ZOOM**
- Next Board Meeting on Thursday 3/11/2021

Announcements/Remarks

Motion to Adjourn by David, seconded by Mike. Motion carried.

Adjourned @ **8:51 pm**