

March 8, 2016

HOA Board Meeting Minutes

Attendees: Kirk Mays, Denise Hindes, Karen Grattifiori, Pete Hilbig, Ginny Rendini

- February, 2016 Meeting Minutes
 - Where are the minutes? Need to be posted on website.
- ARC Communications
- Pool
 - Schedule for:
 - Light in lazy river is currently be repaired by pulling new wires
 - Pool Gates-Pete is assisting with gates. Will get quotes for repairs
 - Behavior management rules updated & will be signed for when HO p/u wristbands
 - Deck resurfacing-on hold
 - Splash contract for 2016 is in. It will continue on a week to week basis after September 12. Before Memorial Day and after Labor Day the pool will close at dusk.
- Social Committee Information-Karen Grattafiori –Dates
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- All-In-One Property Management
 - . Financials are on track as expected
 - Old trash company billing: Denise has emailed everyone and no response.
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- Club House
 - Front door handle replaced, old one is in bar/kitchen cabinet and is still functional.
 - Need to recover the chairs.
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- Landscaping/Common Property
 - Fence along Holland and Due West is requiring paint, looks bad-Letter to Homeowners. Fence was painted so that's what makes the costs so high. 1500 of the 5000 was scraping. Includes replacing rotted boards and posts. Very long fence. Suggest change to stain of very dark brown
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- Tennis
 - Deck project-reassign primary management to Scott Boetig. Project includes replacement of tennis deck with Armadillo material. The end benches will not be replaced but will be replaced with a PVC or Armadillo railing. Greyish color (silver maple) was approved by the board for the materials, and budget of \$3,000 for the materials, plus \$500 for railing.
 - Armadillo-\$2.62/lf
 - Fasteners-\$1/sf
 - Tennis Court Reservation Assistance \$50.00/month
- New Business
 - White benches on tennis deck need to be cleaned. To be completed with deck replacement. Can we do this now? Possibly move up deck project