



HOA Board Meeting Agenda

February 15, 2022

Call to order 7:35pm

President: Michele Valencia
Secretary: Brianna Williams
Director at Large: Bob Taylor
Director at Large: Jason Lowe

Director at Large: Julie Hutto
Director at Large: Erick Rock
Director at Large: Brian Agee

Managing Agent: Nick Desenberg, All-In-One (AIO)

Quorum Requirement: 5

Minutes from November Board Meeting – provided via email 11/17/2021

Approval

Motion by Jason Lowe, 2nd by Brian Agee

Treasurer's Report – As of 1/31/2022

Michele Valencia

- Operating Acct - \$52,802.53
- Reserve - \$52,512.88
- Total Assets - \$105,315.41
- Tax Returns – Mark /Michele – eSign notice
- Residents in delinquency are now up to date- HOA will have conversations with residents who have unfinished projects on their property.

Unfinished Business

Open

Michele Valencia

- Quotes for Amenity Enhancements
 - Batting Cages
 - Playground Cover
- Neighborhood Survey – Enhancements & Painted Brick
- RMS leasing mgmt.- The contract is complete and Nick reported that the payment process for leasing fees will be paid for by the homeowner to AIO as a pass-through fee to RMS.

Special Orders:

Michele Valencia

- Pool is scheduled to open on May 7th
- Clubhouse Rentals – will continue without occupancy restrictions
- Annual Meeting (in person) – April 11th, 7pm – 8pm; w/Board Meeting to follow

2022-23 Budget

Open

- Parking Lot Repair/Resurfacing to be completed this year
- Events Committee –budget increase approved from \$1,500 to \$1,750
- We will wait to add additional Pool Furniture Purchase from 2021 Budget
- 2022-23 Dues will remain the same as 2021-2022
- Nick will meet with RGS in March to discuss pine straw and other concerns.
- Nick agrees to garner association loan rates as potential means to pay for some neighborhood enhancements

Adjourn 9:40pm

Michele Valencia