



# Board of Directors Meeting

**March 21, 2016**  
**6:35pm – Freshwater Church St. Bonifacius**

- 1) Call To Order
  - ❖ Roger motioned to open and Bill 2<sup>nd</sup> at 6:35 PM.
- 2) Roll Call of Board Members
  - ❖ Present: Roger von Holtz, Tom B, Jamie Heins, Bill Vit, Catie Pennington
  - ❖ Others: Ben Keiffer, Compass Property Manager; One homeowner attended to ask questions about covenants.
- 3) Approval of 1/18/16 meeting minutes.
  - ❖ Motion to approve by Bill 2<sup>nd</sup> by Jamie. Minutes Approved.
- 4) Treasurer's Report
  - ❖ Financial: ongoing request to revert to cash basis accounting was not completed by Gassen. New property manager will revise to requested standards.
  - ❖
- 5) Committee Reports
  - a) ARC Committee: Tom B, Roger, Jamie Heins.
  - b) Multiple ARC applications being processed.
  - c) Non-Compliance Report: action required on multiple non-compliance issues. Fines are being assessed for ARC violations.
- 6) Other
  - ❖ Board asked Gassen to terminate contract early because of various non-performance issues. Gassen refused our request and required HOA to pay for February and March 2016.
  - ❖ The HOA brought all the mail boxes up to like new condition. Henceforth, mailboxes will be the responsibility of homeowners to maintain.
  - ❖ Reviewing 2<sup>nd</sup> bid on grounds contract before approval.
  - ❖ Elections Committee
  - ❖ Board voted to send letter to Centra Homes and Commerce Bank regarding non-standard roof pitch, requesting that all future roof pitches comply with the standard 8/12 roof pitch demonstrated by over 420 homes.
  - ❖ Request to continue annual funding for Out Lot A maintenance.
  - ❖ Ben recommended going with new attorney used by Compass to simplify and coordinate business, and drop current attorney for slow response times and very high costs.
  - ❖ Tom B acting as temporary Secretary as of 9/18/15.
- 7) Adjournment – 8:20 PM
  - ❖ Tom B motioned and Jamie second to adjourn at 8:20 PM. Approved.