

Summerset HOA Board of Directors Meeting September 8, 2021, 7:00PM

I. Call to Order

- Beverly Gard called meeting to order at 7:00pm, via zoom.
- Beverly Gard, Joyce Smith, David Medved, Kris Moore and Marisue Galm were all present.

II. Approval of previous minutes

- Joyce Smith motioned to approve minutes from August 10, 2021, as distributed, Kris Moore 2nd the motion and was passed unanimously 5-0.
- David Medved motioned to approve minutes from August 19, 2021, Insurance meeting 1, as distributed, Joyce Smith 2nd the motion, and was passed unanimously 5-0
- David Medved motioned to approve minutes from August 23, 2021, Insurance meeting 2, as distributed, Kris Moore 2nd the motion, and was passed unanimously 5-0

III. Treasurer's report

- All HOA dues are paid in full for September 2021.
- GBC Account balanced and reconciled.
- YTD Cash Flow Report on website
- Thank You Homeowners for paying dues early and on time. This has kept our financials in the black so far this year.

IV. Architecture Committee report

- Only (1) new landscape proposal has been issued

V. New Business

• Weeding of common areas

- BLC will do initial clean up and maintenance-biweekly, with a charge for a season of \$1200. Could start now for \$225, than with a charge/event
- Thank You Hope Lynn, for taking care of the little circle this season and any neighbors that helped out.

• Irrigation

- Homeowner at 951 Forest Glen, wanted HOA to reimburse water bill for years of irrigation on common area that this homeowner has been paying for.
- Need a letter in writing, stating that Summerset HOA is not responsible for maintaining or paying for such said irrigation system on such said lot.
- Homeowner could shut off if so deemed.

- **Website Update**

- Chris Hadley did some clean up and service on the website and is working as good as new.
- Questionable if website is of great use
- Survey HO next year.

- **Handicap ramps at intersections**

- The intersection of Shady Dr and Summerwood Blvd, has no handicap accessible to the sidewalk from the street.
- Marisue will contact the Cities Street Dept and see what can be done.

- **Business Entity Report**

State form required to file every two years.

- Need to contact Joyner and find out if name, ID # need changing.

VI. Old Business

- **Irrigation System**

- City removed the meter that ran Summerset's irrigation system at the front entrance off Blue Road.
- The City NEEDED the meter!
- No Charge to Us.

- **Lawn Care**

- Aeration of lawns in contract with BLC, once a year.
- Done Fall of 2020 will try to get a date for 2021.

- **Certificate of Insurance**

- We need Certificate of Property Insurance, not Liability
- Email certificate/proof to bevjpgard@gmail.com

- **Roof Insurance Claims**

- No roofs were damaged, only damage was to soffets, flashings, vents.
- (9) homes on claim, to pay out \$700

- **Water feature**

- stop treating in October or November
- Quote was high, installed-\$400
- Will re-visit next season
- Joyce will look into getting some more 'no trespassing' signs for gazebo and McKenzie Glen's pond, facing our homeowners.
- Liability covered

- **Snow Removal**

- Under contract with BLC
- Looking for other companies, would like to have someone new for this snow season approaching.
- Essential working homeowners, need to plan ahead, we cannot predict when snow will fall or how much.
- no guarantee we would have early clearance of snow.
- Trigger is 3"

Next Meeting: Monday October 4, 2021 @ 7:00pm via zoom

Motioned to adjourn meeting by Kris Moore

Joyce Smith 2nd motion

Meeting adjourned @ 8:38pm