

Ratify Actions Outside of a Meeting

03.01222018 Motion to approve evote for Keesen to complete winter watering.

Motion: Joni Bettge Second: Joe Willich All Approved Carried

Financial Reports:

Jim reviewed financial reports with the Board and answered any questions that arose.

1. Balance Sheet- Reconciled Financial 1-31-2017.
2. Vista Debt- Detailed trial balance of payments received for account 12112.
3. Expense Accounts- 01/01/2017-12/31/2017. Jim emailed but will include in the packet for the next meeting,
4. Cash on Hand Report.

Membership Reports:

Jim reviewed Aged Receivables and the Attorney Collection Status Reports with the Board.

1. Item number under aged receivables one had not gone to the Attorney because Jim wants to confirm that the house needs paint and then call the owner.

Committee Reports:

Architectural Review Requests- Joni shared some stats from ARC committee from 2017.

- a. Architectural Request Tracking (1) One pending for solar panels.

Jim asked about pool fobs: new homeowners get one when they move in, or they call ACM to get one if they need one; there is a fee.

Howard asked that there be a check on the pool gate if a homeowner calls in, before Kimberly sends out the tech.

Social/Clubhouse Update

Angie and the Board set up dates for the following events:

1. Food trucks 2nd and 4th Thursdays May 10- Sept. 27th from 5:30 to 8:30pm
2. Pool Opening: June 2nd
3. Adult Cocktail Party: Saturday August 4th 5-9:30pm – Pool will be closed
4. Pool Closing: September 8th
5. Hay Rack Rides: Will look at dates soon
6. Other: Spring and Fall Garage sales: Will Coordinate days with Broadlands sales

Angie also reported that the Clubhouse email is working sporadically, they will update the contract and website to reflect Angie's email and get rid of the clubhouse email.

Old Business:

1. Action Items: The Board would like to find a better way to manage the action item list.
 - a. 8-11 Weeds around the fencing at Fairwinds, need to keep an eye on this year.
 - b. Fence at Fairwinds is under construction.
 - c. Shed- that was discussed can be removed from list.
 - d. A16- Who cleans inside the pool fence it says done.
 - e. Keesen- Needs to provide a full description of pool deck maintenance in contract.
 - f. Joni provided a map of canister lights that are out. Need to have an electrician out to look at the circuit. They also would like to show them some other issues.
2. 2018 Absolute Pool Contracts- Tabled for Email discussion, Jim will invite them to the next meeting to answer questions.
3. Fairwinds fence update- They will start working on the fence Wednesday 1/24/1/.
4. Landscape RFP- Tabled
5. RFP- Pergolas – Needs some clarification on some of the bids, Jim will get information prior to the next meeting and email it to the Board.
6. Bid from Kim Porter to Amend and Restate Governing Documents-The Board would like to meet with Kim the first week of March.
7. McKay Yearly Planner/Contact List- The Board reviewed the Planner/Contact list and gave updates and corrections to Jim.

New Business:

1. Insurance Renewal

04.01222018 Motion to renew USI Insurance contract.

Motion: Robert Lindenmeyer Second: Joe Willich All Approved Carried

2. The Board discussed the Revised Collection Policy. Board requested red line version for review.
3. McNurlin Audit Engagement letter- Board signed.
4. Waste Management Contract- Language needs to be clarified prior to signing.
5. Member request for July 4th event: The Board discussed sponsoring popsicles for the holiday. The Board is denying the request as they don't sponsor holidays.
6. Member request to waive late fees; The Board agreed to a one-time waiver.
7. Member request for 2 fir trees: Jim will get a quote –
8. RFP Bathroom refresh - There is only one bid turned in- Tabled for more.
9. RFP Playground inspection repairs – Needs clarification of what playground is specked. Needs more bids.

Work Orders:

Provided in the Board packet

Deed Restrictions:

Provided in the Board packet

Meeting adjourned at 10:02 pm