

North End Townhome HOA Meeting Minutes

July 23, 2020

Call to order

Sandy Neville called to order the regular meeting of the NorthEnd Townhome HOA via Zoom (due to the coronavirus outbreak and a safer at home mandate) 6:00 pm.

Roll call and quorum

Sandy Neville, Vice President

Shannon Plumb, Secretary/Treasurer

Dan Anderson, Metro Property Management, HOA Community Manager

Quorum established

Homeowners present: Ellie Bussi 2128 A, Dave and Sandy Waller 2270A, and Amy Aldredge 2226 B

I. Approval of the agenda, Disclosure of conflicts of interest

Agenda approved. No conflicts of interest

II. Special Guests

None

III. Minutes—April 8, 2019

Approved with grammatical error correction in V. C. "No decision will be made."

IV. Financials—March, April, May, June 2020

Approved pending audit

V. Homeowners Forum

- A. Ellie Bussi: shrubs and plants - what is the plan for replacement? Sandy Neville: We don't plan on doing any plant replacement until next year's budget - If they have plant replacement concerns to bring them to the board. Will put a reminder in the Fall newsletter.
- B. Irrigation concerns: Section by mailbox (south side of mailbox on Hecla Drive) is brown - what is happening with the irrigation. Dan has been asking them to increase

- zone times. He will follow-up with an email on 7/24. Grass between 2255 B and 2270A is not getting watered. Grass between 2255 A and B is not getting watered.
- C. Amy Aldredge: remind homeowners to get their dryer vents cleaned - add to next newsletter.

VI. ARC Report

none

VII. Vendor Report

none

VIII. Social Committee

On hold

IX. Items for Ratification

- A. 2128 D front courtyard portable planter —Approved
- B. 2270 A front courtyard redesign —Approved
- C. 2128 E address solar lighting —Approved
- D. CrackerJack mud jacking proposal —Approved
- E. Executive Coatings work order changes, siding repairs 2270, 2250, plus other miscellaneous projects —Approved
- F. Homeowner mulch reimbursement —Approved
- G. Metco extra work projects —Approved
- H. Metco valve replacement proposal, SW corner of 2260—Approved
- I. Chimney sweeps replacement of chase cap and shroud 2255 A —Approved

X. Manager's Report

Ratified

XI. Unfinished Business

- A. Interest bearing account research—on hold

XII. New Business

- A. Master HOA turnover has occurred. Markel will be involved through the early part of Fall. They are in the process of searching for a property manager. Bob Kudola has been elected to be on the board.
- B. On July 1, we needed to transfer \$16,650 from reserves to the master account to pay for unexpected expenses (siding repairs, mud jacking)

- C. Need to schedule time for sump pump maintenance this Fall.
- D. There has been a lot of talk about speeding along Hecla. This has become a safety concern and a problem for the neighborhood's safety. A few years ago Sandy Neville worked with the Louisville Chief of Police and they temporarily put a speed monitor which helped. We need to decide if this renewed effort will be led by the HOA or the neighborhood, as it also pertains to the Master HOA.
- E. Corrections have been done to the retention pond, to the South of 2110. Still monitoring for effectiveness.
- F. The NorthEnd Townhome HOA has adopted the Hecla Lake Trail. Stay tuned for volunteer information to clean, weed and maintain the trails this Fall.
- G. Next Board Meeting due for November --TBD

XIII. Adjournment

Sandy Neville adjourned the meeting at 6:44 pm

Minutes submitted by: Shannon Plumb