

Minutes  
Pinery Pointe HOA Board Meeting  
October 23,2023  
6:30-8:00 PM

**Call to Order**

*The meeting was called to order at 6:33 PM.*

*Full board and Becky Brinkerhoff (Designated Agent Treasurer) were in attendance*

**Review and Approve 2024 budget to be presented at November 9,2023 meeting.**

*Ms. Brinkerhoff facilitated the discussion of the proposed budget. The board reviewed, discussed, and approved the budget as prepared to be presented to the Homeowners for their consideration and approval at the November 9 meeting.*

**Discuss Hughes Contract for 2024**

*Armand continues to work with Hughes to close on a contract for 2024 and expects to have a final by end of the week. In review of what has been presented so far the proposed contract is expected to fall within the allocation in the budget and is expected to have Board approval since the overall performance of Hughes has met the expectation of the Board.*

*Armand has been managing the Hughes Contract for 2023 and has addressed the questions that were raised regarding the previous charges. Additionally, Hughes is scheduled to do a Fall clean up of the front entrance the 2<sup>nd</sup> week of November as well as a final cutting of the grass for the season. Sprinkler system is scheduled for turn off 10/26/2023.*

**Rules and regulations, how are we going to enforce**

*The board discussed the frustrations with community members not following the covenants and what has caused this community to become apathetic and unwilling to contribute to maintaining a desirable community that is enjoyable to live in and will be appealing to others to move in and maintain home values regardless of the market. It was agreed that this will be a topic of the Homeowners meeting on the 9<sup>th</sup> of November and it was suggested that the board establish a committee for the purpose of establishing actions and enforcement policy.*

**Clean up front entrance**

*It was proposed that a community effort to clean up the front entrance be an annual event that could be held the same weekend that the community dumpster is scheduled. The new board will establish the dates and schedule ahead of time and communicate to the community. Ozzy will spearhead this effort.*

**Consider fixing up the front entrance and make it appealing for our community.**

*The board has approved work to be carried out by Hughes to correct problems in the East side of the front entrance that became evident after the rains. It was also determined that the board will continue to invest in adding plants and removing those that are not as attractive. Armand will seek bids from Hughes and Ozzy will identify work that he thinks can be a community effort to add beauty to the front as was done in the planting of the grasses on the West side.*

**Discuss process and timeframe for hand off to new board.**

*This will occur 1<sup>st</sup> week in December.*

**Establish Agenda for November 9, 2023 meeting**

*Proposed agenda emailed to board members for consideration on 10/24/2023.*

**Other topics (All)**

*Dead trees taken care of by Pat Bloomfield, Terry Smith, Judith Stokes- saving at least a thousand dollars. Holiday Lights project will be run by Kevin Jacobs and is scheduled to be done November 19.*

**Meeting was adjourned**

8:30 PM