

HMCA BOARD 2-18-25
Regular

The HMCA BOARD meeting of 2-18-25 was called to order by President, Gigi Morrow at 3:45 PM

There were no Compliance hearings

Secretaries Report: A motion was made by Gigi and seconded by Adria to accept the minutes of 1-16-25 with no additions or corrections.

Treasurers Report:

Checking:	\$8458.49
Reserves:	\$19,100.40
Roofing Reserves:	\$3057.95
Encore CD:	\$20,000.00
Encore CD	\$47,000.00
Petty Cash:	\$ 500.00

New Business:

- a. Roof walk thru: Kim is scheduling a walk thru with United Restoration Disaster Services in the Spring.
- b. Board Members signed into Cinc completed
- c. HB5019 Michigan Reserve Study Bill Kim explained the bill, We need to have a reserve study by a professional done in the near future. Last one was done in 2015

Old Business:

- a. Parging of Buildings: Has been completed, A final walk thru will be done in the Spring with J & B.

- b. Critter Intrusion: We still have problems with critters in some buildings

Management Report:

- a. Tree spraying Estimate from Branch \$2071.00 for 2025 spraying of trees, for diseases. We will revisit this item.
- b. 2138C Water damage. Two estimates, Roof-rite \$550. U & S \$1500.00, Kim will check to see what both are entailing.
- c. 2167A Insulation is completed, however, Co-owner is saying he still has mold in Living room and Bedroom. His humidifier might be set too high. Kim will check with Co-owner.

A motion was made by Adria and seconded by Shirley to adjourn the meeting at 4:45 PM Next meeting scheduled for 3-18-25