

HMCA BD
REGULAR 9-27-23

The HMCA BOD meeting of 9-27-23 was called to order at 4:20 PM. By President, Stefanie. Present were Stefanie, Gigi, Bob, Shirley, Heather and Kim.

SECRETARIES REPORT: The minutes of HMCA Bd meeting of 8-23-23 were previously emailed, Gigi, made a motion to accept the minutes as read, Stefanie seconded it. All were in favor, motion carried.

TREASURER'S REPORT:

Checking	\$3,059.44
Reserves CSB	\$77,699.17
Reserves Alliance	\$9,402.18
Reserves CD	\$32,045.99
Petty Cash"	\$ 500.00

Bob made a motion to rollover the CD into Encore Bank for 6 months, for a 5% or better interest. Stefanie seconded it. All were in favor, motion carried.

Gigi made a motion to move \$9,402.13 from Alliance Reserves to checking. Stefanie seconded it. All were in favor, motion carried.

Discussion of the financials followed. We are on track.

NEW BUSINESS:

- A. Reconstruction. Shirley & Kim did a quick walk thru with Get Pro, to go over missed items.
- B. Balcony Painting: is finished.

- C. Tree on 1339 Beverly, impending on HMCA fence. Owners haven't been contacted yet.
- D. High water bill for 2077 Stefanie suggested checking the average increase, to determine what 2077 A would actually owe.

OLD BUSINESS

- A. Painting project: Get Pro Kim suggesting to replace the wood trim around the garage doors, with Miratek. Everyone agreed. Get Pro gave us an estimate to paint garage doors, at the co-owners expense, if they would like the job done. \$105. Per door. This would be billed directly to the co-owners.
- B. Caulking project: still to be done.
- C. Annual Meeting, set for October 17th at Mary Helen Guest Elementary School, at 7:00 PM. Gigi will bring Cider and donuts/cookies. Kim has been working on the slide show. Shirley to bring Index cards for co-owners concerns or questions.
- D. Management Agreement: Stefanie gave Kim our concerns, Kim will review.

MANAGEMENT REPORT:

Lawn Tigers, will be contacted by Bob to trim foliage between 2047 & 2057. Also to discuss what is included in the Spring & Fall cleanup

Board approved to raise & level the concrete at 2167C

Gigi brought up Leaf Filters, we have in our budget to do four more buildings, 2127, 2137, 2138 & 2167.

Tree trimming in the Fall, will be just the Oaks that were already budgeted.

Meeting was adjourned for Executive Session

Next meeting is scheduled for 10-25-23 at Shirley's, 4:30 PM, this will just be a board meeting to elect officers.

Next Regular Meeting will be 11-29-23 at Shirl's @4:30