

# The Havens, HOA

## **BOD Meeting Minutes**

August 17, 2020 -- BOD Meeting -- ZOOM @ 7 pm

**Call to Order:** 7:00 pm

**Members Present:** Tony Showman, Mike Dale, Lee Harris, Scott Wooldridge

**Members Absent:**

**Homeowner Audience:** Joyce Peterson

**Representing Your HOA:** Katelyn Robinson, Sheila Savage

**Approval of July BOD Minutes:** Scott motioned to approve with corrections. Tony seconded. All in favor. The motion passed unanimously.

**Approval of July Financials/Collections:** Kate went over the delinquent account summary as well as the current collections report. Scott motioned to approve the rollover of all balances below \$25 to next year, without collection proceedings. Lee seconded the motion. The motion passed unanimously. Final Notices were sent out on the 08-17-2020. Collection Turnovers will be sent out for approval 09-15-2020. Lee motioned to approve the July financials as they appear on the portal. Tony seconded the motion. All in favor.

**ACC Report:** Sheila, YHOA Arch Review Monitor, stated there were no pending architectural requests. There was a potential arch request issue with a homeowner, but this statement of approval has been re-sent for clarification. Further discussion regarding potential arch requests is to be completed via email correspondence with Sheila and the board.

**Inspections:** Scott would like to create an inspections committee and complete further inspections "in-house". The committee would perhaps implement a policy with strict regulations for inspections in the neighborhood. The main concerns for inspections regard parking on their narrow streets and the phrasing of the letters sent to the homeowners. Kate, from YHOA, asked for verification on the suspension of inspections by YHOA. Scott described the desire to send letters drafted in-house because the tracking of common violations will be easier done by the board who sees these violations nearly every day. Lee saw no problem with this implementation. Mike agreed with sending letters drafted in house. Lee motioned to suspend all further drive-through inspections from Your HOA until further notice and send each in-house drafted letter to Your HOA for processing. Scott seconded the motion. All in favor. The motion carried unanimously.

- **Inspections Committee:** Scott motioned to nominate himself, Lee, and Tony for the inspections committee. Tony seconded. All in favor. The motion passed. This committee will draft violation letters to be processed and sent in the mail via YHOA.
  - Your HOA will be forwarding all violation inquiries and responses to violation letters to this committee.

**Park & Pool Board Update:** The board was told that Pool Keys will be updated this year. The pool will be closing around labor day. Lee is requesting a shut-down report from the Park and Pool Board in order to determine if dues need to be raised next year.

#### **Old Business:**

- ❖ Delinquency Policy: This policy is to be approved at the annual meeting. After approval, the delinquency policy will be mailed along with the initial mailing of 2021 Assessments.

#### **New Business:**

- ❖ Approval of Proposed 2021 Budget: Lee described the 2021 Budget. There was no due increase and includes new tree & snow removal quotes. The current draft of the 2021 Budget projects \$6,000 under budget for 2020 actuals.
- ❖ Park and Pool Documents: Paul sent over documents for signature to approve his appointment to Director of Meadow-Havens Park Association. Tony stated he still needs to sign and will do so.
- ❖ Lien Foreclosure: Kate, Your HOA Collections Representative, described the lien foreclosure process. The board decided not to move forward with the foreclosure at this time.

#### **Open Discussion:**

- ❖ Homeowner Concerns: Sheila described a homeowner's concern with dogs getting into other neighbor's yards and leaving pet droppings. This will be addressed in the next newsletter and a notice will be added to the community website as a reminder.
- ❖ Annual Meeting: The annual meeting is scheduled for October 5th at 7 pm at United Methodist Church in New Palestine. The ballots will include Lee Harris and Joyce Peterson. Additional prospective board members will need to verify their desire to be added to the ballot.

**Next Meeting:** September 21st, 7 pm @ ZOOM

**Adjournment:** 8:04 pm