

Tuesday, March 17, 2026

Attendees

Scott Popplewell, President
Kathy Terrell, VP and Treasurer
Trent Townsend, Maintenance
Linda DeHaven, Secretary
Paula Bennett, Grounds
Kraig Lehman, Property Manager

Scott Popplewell opened the meeting at 6:30 p.m. Meeting minutes from the previous board meeting were approved.

Residents in Attendance:

1. Linda Pohly, 3021, wanted to know what the reason is for why no heat tape or wire is allowed on new roofs. She has experienced many ice cycles this winter, Kraig Lehman advised that confusing information had been given to her previously regarding ice tape or wire. The Board was under the impression that ice tape or wire would not be needed with the new configuration of the roof. Kraig is inquiring of installer regarding this statement.

No other residents were in attendance

Board Member Reports

- Secretary, Linda DeHaven presented the minutes for February 17, 2026. Kathy Terrell moved to approve the minutes, Paula Bennett, seconded. Motion carried
- Treasurer, Kathy Terrell, discussed the financial summary for February. She included that every owner is up to date on their HOA dues. She will be creating invoices to send out to residents who still owe their final payment for the roofing project. Final roof payment is due by June 1, 2026.
- Trent Townsend, Maintenance reported that we had storm damage which blew over a large portion of the fence on the north side of the complex and roof damage, fascia damage and screens blown out would all be repaired for an estimated \$2,100.

- Property Manager, Kraig Lehman, reported that the maintenance requests are current.
- Grounds board member, Paula Bennett, reported that 5 trees would be cut down this spring at a cost of \$7520.00. The trees in question are either dying or damaged by storms and lightening. Kathy Terrell moved to approve the expense, Trent Townsend seconded the motion. Motion carried. A report on new interior blinds for the club house was quoted at \$5707.00. No eyebrow covering will be installed at this time. Kathy Terrell moved to accept this quote, Paula Bennett seconded the motion. Motion arried
- President, Scott Popplewell, shared with the board reported it will soon be time to open the pool. This will be coordinated with Mermaid's scheduling team.

The meeting was adjourned by President Scott Popplewell at 7:47 P.M.

Next Meeting: Tuesday April 21, 2026 at 6:30 p.m.