**CLHPOA MONTHLY MEETING**

**FEBRUARY 19, 2019**

**7 PM**

**Call to order:** President Tom Huff called the meeting to order. A quorum was established. Directors present: Huff, Johnston, R. Burkhardt, B. Burkhardt, Attra, Linville. Meghan Huebinger was absent.

Guests: 5 present, signed in.

**MOTION: To approve January 15, 2019 meeting minutes**

**B.Burkhardt/Johnston**

**Approved**

The minutes from the last meeting were electronically distributed and approved.

**General:** Bill discussed that many homeowners were complaining about late fees, and RM asked what our policy was. The board met with RM to determine what we would allow them to be authorized to allow them to offset the bill for late fees. This was due to statements not getting out sooner. The board voted to waive late fees for 2 months.

**Treasurer’s report:** B. Burkhardt reported for January net surplus of $2,587. YTD $28,221 surplus. Total current assets of$331,000, of that is non-cash of nonreceivable is $53,000. Leaves $277,000 in actual cash balance as of the end of the month of January.

**MOTION: To approve the treasurer’s report**

**Attra/Johnston**

**Approved**

**Pool director’s report:** Rosemary reported that pool repairs are in discussion. She spoke with Brian who suggested getting an engineer to inspect a pool leak. Rosemary has not heard back from Brian about the engineer who was supposed to get in touch with Rosemary. Pool repairs without engineer will cost about $2,000 or less. Pool opening: Rosemary reports that a pool opening that have happened in the past may be too expensive. Last year, $2500. Was catered, but she suggests that homeowners pay their way for pool opening.

**Recreation director’s report:** Rosemary suggested that Dumpster Day was too expensive at $2800.00 per year. Playground surface would be another $4,000.00. Park maintenance is $550 every 2 weeks. She suggests we cut back on that to every 3 weeks. Dues collected amount to $33,000. RM charges $850/month.We are left with $3,000 after all the above expenses (including pool opening). Suggested cutting back on landscape maintenance.

Member Betty suggests we cut back on the pool opening. No catering. Another member, Vickie agreed with this. Cindy Moore suggests getting sponsors. Rosemary suggests that homeowners who do not RSVP to pay money at the door.

The pool responsibility will be turned over to Cindy Moore who is joining the Board. Cindy suggested an ice cream social for pool opening.

**Vice-president’s report:** Wendy said RM sent out late fee notices. We waive 2 month late fee.

Member Dawn brought her invoice for dues. Said the invoice was deceptive as it did not clearly show $76 is voluntary and she has been paying $100. She will talk with Bill about invoices from RM.

 **Permits director’s report:** Ed reported from January 16 to February 17 he had 6 permit requests: 3 homes, 1 detached garage, 1 carport, 1 gazebo. Tree-trimming permits: 21.

**Compliance report:** A member asked about a container in a front yard on Hampton. Tom said that we still do not have a compliance officer. Chris Moore has agreed to be a compliance officer and join the board. We are not sure if there is a deed restriction against a container in the yard. This needs to be researched.

**OLD BUSINESS**

We need to fill empty positions on the board.

**NEW BUSINESS**

Member suggests we get rid of RM.

**MOTION: To adjourn to Executive Session**

**Linville/Attra**