

Lake HollyHills HOA Board Meeting
Come to order at 6:07pm

Officers attending:

- ☒ Brian O'Neill
- ☒ Pamela Campbell
- ☒ Helen Kirsh

Old Business

- Vote on Collection Policy for Late and Delinquent Assessments
 - Passed unanimously, with remote votes from those not present in person
- Agreed to sign with a collection agency after people have had a chance to pay at the discounted rate (end of November).

Discussion:

- Those who cannot afford to pay to can submit evidence of hardship, ie income and expenses, disability, etc. through a button on the website

New Business:

Item 1: Amendment to Deed Restriction policy to a) decide what % of a lot can be used for business and still be residential, and b) whether short term rentals/Airbnb should be considered as residential or business.

- The amendments were voted on and passed with all Board members present voting in favor as well as one voting remotely.

Discussion:

- Considered 30%, 25%, 10%. The feeling of the board was that lower is better - if we ask for 10%, we will probably end up enforcing 15%.
- Through discussions with Insurance Broker, found that short-term rentals are viewed as a greater risk and harder to insure. Some board members expressed some reservations about our ability to enforce a ban.

Item 2: Liability Insurance - Brian will cover D&O Insurance based on the quote from our Broker (\$1932 with USLI) for a year.

Discussed the risks involved not carrying General Liability and suggested we should move towards that eventual goal for the protection of homeowners.

Meeting Adjourned 6:48 pm

Adendum:

10/16/2023 Voted via text to reimburse Brian O'Neill \$433 for the rental of the dumpster.