

CHA Minutes – February 2020

02.17.20

Board Members Present: David Biddy, Melvin Rohling, Jim Henry, Nick Pitts, Richard Healy, Amanda Klimko

NPM: Angie Glass

Meeting called to order at 6:35 pm.

1. Review of approved 01.14.20 and 01.27.20 minutes.
2. Neighborhood Property Management original contract will remain in effect. Angie will ask Scott to provide CHA Board an official NPM statement in regard to our contractual agreement.
3. Update on Guard House: we are awaiting an itemized statement from Carl Spurrier stating the cost for which the driver is responsible. ADT security alarm should be reset within the month of February to be followed by camera/computer installation by Tim Bautista.
Update on entrance damage costs to front planting bed: a certified letter stating itemized costs (\$185.00) was sent to and signed for by the responsible party. NPM has received no response from the responsible party. Another letter will be sent to the responsible party stating that if the payment is not paid by March 2, 2020 it will be turned over to the attorney and a lien will be filed on their property.
4. Management Report Overview: Drive through found numerous trailers and a shipping container in the community. A letter will be sent to homeowners to remind all in regard to landscaping, trimming shrubs, refreshing mulch/pine straw, preparing and beautifying the community following the winter months.
5. Neighborhood Information: Bushes at the Liv Bridge have been removed; Triple Care will replace shrubs at Estates entrance.
Unfinished/vacant home on Lacey: A letter will be sent to the owner to inquire about plans to complete house and landscaping. Estates Covenants state that construction must be completed within 12 months.
6. January 2020 Financial packet was reviewed and approved by Jim Henry.
7. Insurance for monuments: Insurance company requires an estimated cost of each monument to be insured and needs the square footage of the Guard House. Melvin Rohling will ask Carl Spurrier to provide this information.
8. Other Business: Angie Glass will request a collections report from the attorney.
Amanda Klimko will shop for spring wreathes for the Guard House doors.

Next Meetings: Monday, March 9, 2020

Monday, April 6, 2020