

Garden Court Townhouse Association

Board of Director's Meeting – December 28, 2020

Meeting was called to order at 7:07 p.m. by Rosemary Hulett



Board Member(s) Present

Rosemary Hulett – President

Harold Gause – Vice President

Rolland Craig – Treasurer

Sandy Keller – Secretary

Linda Stampley – Director

Michael Cain – Director

Scott Adler –EPI Management Rep.

Board Member(s) Absent

Clint Alexander - Director

Open Forum/Homeowners Remarks

- New homeowner attended their first meeting, introduced themselves.
- Homeowner reported that Homewood Disposal has cracked their sidewalk and damaged a few trees.
- Homeowner discussed a violation letter received for a wooden sign by their front door.

Secretary Report

- Motion made by Rolland Craig for approval of minutes from November. Motion seconded by Michael Cain. Motion passed by unanimous vote.

Treasurer Report

- Invoices presented for payment were reviewed and paid.
- **33** homeowners in arrears, totaling **\$44,332.60**.
- Motion made by Harold Gause for Treasurer Report approval. Motion seconded by Michael Cain. Motion passed by unanimous vote.

Architectural Report – No Report

Clubhouse/Pool

- Management submitted a proposal from Suburban Lock to re-install a Medeco lock. The Board decided to replace the lock with a deadbolt.
- The FOB system issued an error message. Jake at Intelligent Infrastructure will reconnect the system.

Landscaping – No Report

Orientation No - Report

Rules/Regulations – No Report

Old Business

- Garden Court website is live.

New Business

- Three board members have been re-elected (Rolland Craig, Rosemary Hulett, and Harold Gause).

Adjournment

- Rolland Craig motioned to adjourn general session at 8:09 p.m. Harold Gause seconded the motion. Motion passed by unanimous vote, then the Board convened for executive session to discuss litigations, violations of rules and regulations, homeowner's delinquent accounts, and to consult with legal counsel.

NEXT BOARD MEETING

MONDAY, JANUARY 25TH – 7:00 P.M.

Via Conference Call at **877-568-4106**

Access Code: **701-601-837**

ALL HOMEOWNERS ARE WELCOME TO ATTEND

TIME ALLOTTED FOR OPEN FORUMS/HOMEOWNERS REMARKS IS 30 MINUTES.

A well lite area is a deterrent to illegal activity; therefore, please turn your outside lights (front and back) on at night.

WARNING!

Hazel Crest Public Works can't plow while cars are parked on the street.

You've probably noticed that cars have been ticketed or towed. IF SNOW IS 2" or more, please DON'T park on the street. Public Works WON'T come back a second time in the same day.



Garden Court Association
Website

gardencourttownhouse.org