



MINUTES OF A MEETING OF THE MVGLTA HOA BOARD OF DIRECTORS March 19, 2020

Pursuant to notice duly given to the members of the MVGLTA HOA (the "Association") and Board of Directors (the "Committee"), an in person meeting of was held at 6:30 p.m. MST on the above date. The following persons participated in the meeting at the stated location:

Directors Present: Norm Saville, Tom Smith, Byron Ayle

Directors Absent: Amy Butler, Grant Isakson, Blake Isakson

Others Present: Cedric and Loretta Williams, Sam Baird

Location: MVGLTA Pool House

Call to Order: Mr. Ayle called the meeting to order and acted as Chairman and Secretary of the meeting. Mr. Ayle confirmed that all participants in the meeting could hear and be heard, announced a quorum of directors was present and that the meeting, having been duly convened, was ready to proceed with business. Mr. Ayle provided a brief overview of the meeting agenda.

Open:

Discussion with homeowners about the upcoming Annual Meeting and the COVID-19 social distancing impact on the Annual Meeting. Also discussed the materials provided and agenda used in the current Board meetings for the potential new Board members in attendance.

January minutes and Financials through February were approved.

Committees:

Architectural- 3 projects are currently underway in the community.

Beautification- Frank T. working on weed control in the gravel areas

Compliance- discussed parking on landscaping (will send notice if it continues) and vehicles in driveway that appear to be abandoned and what constitutes as permissible vehicle repair.

Grounds- mowing one week late due to heavy rains, Mr. Saville will contact landscaper if service not performed over the weekend. Mr. Saville had a discussion with a homeowner regarding a pine tree with a large limb near their home. The limb removal was the same price as a trim; Mr. Saville will put it on the list for out of cycle pruning. Mr. Saville also discussed his desire to re-bid out the hardwood maintenance contract.

Pool- Mr. Williams will look for inflatable gators to use to prevent birds from using the pool. Not discussed, but note that the pool area is reserved by an Owner for Easter (4/12/20 10am-3pm)

Courts- Mr. Smith noted that the stripe repainting is complete on the courts. Mr. Smith discussed the heavy use of the pickleball courts and possibility of a future conversion of the tennis courts into pickleball courts.



Discussion:

Mr. Saville was able to get the full amount of the premium back from the insurance company after dropping extra D&O insurance.

Water under the bridge- Mr. Saville took pictures of the standing water under the bridge after the previous rain. He stated that we do not want water standing for more than 3 days. He noted that the water from the previous two rain storms had evaporated/dissipated before 3 days. He will continue to monitor the standing water to determine next steps.

Reviewed the precedent set with the removal of common area trees. If a homeowner is willing to pay for the removal and replacement of a common area tree that is creating a nuisance, it is permitted with Board approval. Messieurs Isakson and Ayle approved the removal and replacement of a common area tree behind lot 81 (via email 2/25/20).

Annual meeting- due to the impact of the COVID-19 pandemic the Board will send out an email reminding Owners to submit their ballots so a quorum of 50% can be obtained in case the Annual Meeting is cancelled. The Board will monitor the situation and notify the Owners two (2) weeks prior to the scheduled meeting (4/18), with notification that the Annual Meeting will continue as scheduled or cancelled. If canceled, meeting materials will be provided on the website and via email.

Annual Meeting prep- Mr. Smith volunteered to power wash the pool area. No food or water will be provided at the meeting. Board members will arrive 30 minutes prior to the meeting to help set up. Mr. Ayle will provide the ballot box, sign in materials and tally sheets for the vote count.

Ballots were mailed USPS 3/6/20. An email was sent a week later to notify the Board if an Owner did not receive their ballot. Mr. Ayle provided ballots to those affected.

2020 Budget was created by Mr. Ayle and provided to our Accountant

The website is up for renewal on 3/21. Mr. Ayle asked Mr. Saville if he wanted to continue with the site. All attendees agreed the website was needed and should be renewed.

Executive Session:

No outstanding delinquencies, nothing further of note was discussed

Adjournment: There being no further business to come before the Committee, the meeting was duly adjourned at 7:15 p.m. MST.

Respectfully submitted:

Byron Ayle
President & Secretary of the Meeting