



MEETING INFO

TOPIC:	CT Homeowners Association Board Meeting Minutes
DATE:	6/29/22
TIME:	6:30 pm
LOCATION:	Zoom
MINUTES BY:	Aaron Mueller, President

PARTICIPANTS

BOARD:	OTHER ATTENDEES:
Aaron Mueller, President Paul Sheridan, Vice President Rich Warren, Treasurer Adam Jaffe, Director at Large Ted Frederick, Advisor	No other homeowners present.

OPENING

Call to order by Aaron Mueller	6:34 pm
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SECRETARY'S REPORT (Ratify minutes from prior meetings)

Motion by Aaron Mueller to approve May 31, 2022 board meeting minutes by Secretary, Richard Morrell. Seconded by Rich Warren.	Passed Unanimously
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MOTIONS

1	Order 3 samples of the new corner light lenses, up to \$1700. Motion by Rich to place order; second by Adam.	Passed Unanimously
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GENERAL DISCUSSIONS

1	<p>Paul gave update on Camper issue with homeowner. Homeowner plans on selling the camper. Request to see the listing to verify it is for sale. Expectation is the camper will be sold by September 1, 2022.</p> <p>✓ Paul has the Action to confirm camper is listed for sale.</p>
2	<p>Discussion to produce a CT Homeowners Association summer Newsletter. Aaron and Richard will collaborate to produce this with inputs from board / community members.</p> <p>Newsletter topics:</p> <ul style="list-style-type: none">• Painting Homes (Paul sent draft language)• What happens if homeowners don't pay HOA dues (Adam has action to write this)• Social Committee (Richard has action to write this)• Dates for bulk pick up for the next 12 months (Aaron has action to write this)• Trash Can Protocol (Aaron has action to write this)• Reminder for annual food drive (Rich has action to get with Marty)• Ask Marty M for real-estate market report for our area (Rich has action to get with Marty) <p>Discussion of cost to mail. Aaron mentioned doing an email blast as well.</p> <p>✓ Aaron took the Action to price alternate printing options</p>

LANDSCAPE REPORT

1	<p>Rich received new quote from Central Plastic & Rubber for the replacement of the orange corner light lenses. The new quote is much less than the previous one.</p> <p>Board would like to proceed with the purchase of 3 samples: Clear/Wavy, Frosted, and White. Reference passed Motion to proceed with samples.</p> <p>Additional discussion regarding where to install the samples. 68th St & Aire Libre or 68th St and Grandview are some options. Once installed, will invite the landscape committee and architecture committee to view and begin the selection process.</p>
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LANDSCAPE REPORT

2	Rich hired Metro Fire Equipment to fix the 2 broken backflow preventers. Cost was \$494.20. Location of failed backflow preventers was Beverly Lane & 68th Street; Sandra Terrace and 66th Street.
3	Rich reported he received another landscape design quote for the corners from 'The Design Laboratory'. This quote was higher than the previous, but included more services. Some additional questions were raised regarding the quote. ✓ Rich took the action to reach out to The Design Laboratory to ask questions about the quote. ✓ Rich took the action to get 1-2 more quotes for the corner designs.

ARCHITECTURAL COMMITTEE

1	No topics discussed
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TREASURES REPORT

1	Rich reported the following account balances: Checking: \$49,384 Savings: \$19,942
2	Rich reported there are ONLY 6 homeowners past due on their homeowners fees, totaling \$2441. This is the lowest past due balance in a long time! Accountant will continue to send past due notices.

CLOSING

Next Meeting	Tuesday, July 19, 2022, 6:30 pm via ZOOM
Adjourned	7:48 pm