

OCHL - 12 HOMEOWNER'S ASSOCIATION

BOARD OF DIRECTOR'S & OFFICER'S MEETING

OFFICERS & BOARD MEMBERS: Kellie Coffey, President, Charles Desilets, Vice-President, Brigitte Santossuosso, Treasurer, David Baker, Secretary, Mike Richardson, Member-at-Large

July 7, 2020 Meeting Minutes

Attendees: Kellie Coffey, Mike Richardson, David Baker, Brigitte Santossuosso, Dennis Hutton, Larry Johnson, Dani Folsom, Michael McMillan, Joe Rystrom, Dan McGovern

1. This ZOOM combined ACC/Board meeting was called to order by Coffey at 6:03 PM. A quorum (4) was present.
2. Secretary's Report: The June, 2020 Board meeting minutes were unanimously approved on motions by Coffey and Richardson. McMillan reported progress on developing an email system for the HOA. He will convert our current Excel based mailing list to a Google version and be able to create various bulk emails as required.
3. ACC Report: (a) Baker/Rystrom recommended Board approval of Monarch's bid to clean the monuments at both St Andrews Drive and Clubhouse Lane entrances. Amount \$786.14 for each entrance. This was approved by the Board. Monarch's bid to clean around the islands at Clubhouse Lane and sidewalks adjoining the NGPA/Wetland down St Andrews were not recommended (b) Baker advised the City has approved Wetland Resources' mitigation plan in regard to the Stop Work Order. Baker to arrange a meeting with Wetland to get specifics on requirements to begin planning/arranging volunteer efforts. (c) Baker advised that the ACC had and will continue to update the survey identifying home owners in violation of Lot/Home maintenance covenants and provided Board members a copy. A conference call by Baker/Coffey with our HOA attorney has been scheduled.
5. Treasurer's Report: (a) Santossuosso reported one homeowner has not paid 2020 dues. Richardson to follow up with this homeowner. (b) A review of our financials was provided and will be made available to members upon their request. (c) Windward Bluff billing for 2019 have been completed. The report provided to Windward Bluff on their portion of shared expenses was very detailed under the new system installed by Brigitte and Larry.
6. Meeting was adjourned at 7:04 PM
7. Submitted by Dave Baker