

# OCHL - 12 HOMEOWNERS ASSOCIATION

## BOARD OF DIRECTORS & OFFICERS MEETING MINUTES

Officers and Board Members: Dani Folsom, President; Joe Rystrom, Vice President; MaryLynn Birney, Treasurer; Ahmed ASH Hussain, Secretary; Carol Tento, Member-At-Large.

Wednesday, June 5, 2024

Board Members in Attendance: Dani Folsom, MaryLynn Birney, Ahmed ASH Hussain, Joe Rystrom, Carol Tento.

Guests in Attendance: Kevin and Joan Harrison

Meeting called to order at 7:12 PM by President Forsom

**Approval of Minutes:** Board Minutes for May 1, 2024 are APPROVED.

### **OLD BUSINESS:**

#### 1. Solar Issue

04/18/2023 Board voted to approve to send McNulty fine imposition 30-day notice to submit an ACC application in accordance with HOA solar panel policy in order to avoid the imposition of fines and other action. The 30-day notice will go out via first class, as well as a separate certified mail.

02/07/2024 Solar arbitration case is still pending. Date for the arbitration to be determined.

UPDATE 06/05/2024 Folsom has submitted additional documentation, per request from HOA legal.

STATUS: OPEN

### **NEW BUSINESS:**

Annual Meeting: Discussed potential increase in dues, and other related changes. The ACC is working on updating some of the CCRs and view policy. Discussed need for additional clarification on HOA's view policy, and would be best to appoint a chair of subcommittee to look into that. Member Kevin Harrison volunteered to fill that role. Motion was made by Birney to appoint Kevin Harrison to chair a subcommittee to evaluate the current view policy. Seconded by Tento. PASSED.

Annual meeting potentially scheduled for October.

## COMMITTEE REPORTS

### **Architectural Control Committee (ACC) Report**

See June 2024 ACC minutes

### **Treasurer's Report**

Financial statements were provided to the Board members.

Notes:

- There are currently two homeowners who have not paid their 2024 dues.

Meeting adjourned at 7:35 PM by President Folsom.