

Chartridge HOA Meeting Minutes
Oak Hill Elementary
4/18/2017

The meeting was called to order at 7:38 pm

Record of Attendance and Introductions

- The following people attended the meeting:
Ben Roberts, Carrie Scott, John Miller, Amanda Gorski, Drew Leneer, Todd Kerley,
Wayne Richardson, Claudia Richardson, Chris Wright, Jim and Bev Stands, Trish Jaron,
Lee Scott, Mary Pat Bozel, Lauren Wilusz, George Evans, Ricky Smith

Approval of Previous Minutes

- Approval of previous meeting minutes – approved via email by board

President's Report

- Wrapping up tenure: New message board will be replaces on Retford. The owners on that corner have been contacted as well as Miss Utility.
- Banners were hung on street signs

- **Treasurer' Report**

Assessments

- 90+ assessments have been paid

Committee Chair Reports

Architecture Committee: (Lee Scott)

- No report
- Report from attending neighbor that there is a tree at the corner of Retford and Jumper's Hole that is dead and concerned for the safety of middle school kids walking and waiting under it.

Chatter (Lauren Wilusz)

- Last issue will come out in June. Lauren is looking for someone else to take over.

Common Area and Safety Patrol (Jim Miller and Tim Bowerman):

Common Area

- Lauren Wilusz met with DNR about replacing street trees thru a grant but before they moved forward the County appears to have replaced some of the trees along Yorkshire Dr.
- Any trees that are damaged or need to be replaced can come out of reserve account. Please email the board to discuss any trees you have a concern about.

Safety Patrol

- Security camera footage is monitored daily around the pool complex and common area.

Golf Outing committee (Tim Bowerman)

- No report

Pool Committee (Carrie Scott/Tom Nagle)

- A new pool pump was ordered. Should be installed before the new pool season.

Reserve Committee (Mary Pat Bozel)

- Mary Pat has met with some committees to have a long range plan for reserve items that will need to be addressed in the future. This year the Pool pump, part of the pool decking, roof of the pavilion, umbrellas, tables, benches, basketball have been replaced out of reserve.

Social Committee (Megan Lenear)

- Food trucks are lined up for the season
- Megan is looking for more volunteers to help social committee
- Social Calendar will be posted at the pool.

Swim Team (Sonya Woolsey):

- No report

Ad Hoc Committee – Sabrina Chase Phase II (Tom Scott):

- Deliberations were held last month. This has been held up since last November. Board members did not agree with the attorneys final write up and noted that there were inconsistencies in the notes therefore, the county appeals board would not sign off on the write up.
- Additional deliberations will be made.

Ad Hoc Committee – By-Laws/Covenant Revisions (Ryan Thompson):

40 votes for final draft were submitted through mail. All others voted in person. This exceeded the 10% needed to approve the vote. A quorum was formed. There were 58 for the revisions and 3 opposed. The revision passed and will be signed. If you have any questions about the process please email the board of directors.

GSPC Liaison Report (Ben Roberts): no new report

New Business: Mary Pat thanked the outgoing board of directors and encouraged the new board to look into a capital improvement for next year.

Claudia Richardson asked for some funds to replace wreaths and aging decorations needed for the entrance signs. This was approved by the board and Mrs. Richardson will submit receipts to Mary Pat Bozel to be reimbursed from the reserve account.

Old Business:

- **Sidewalk project for Jumper's has not moved past initial phase.**
- **Votes for new board will be tallied, counted and verified.**
- **New board will coordinate meeting before the next HOA meeting to figure out roles/meeting dates and times.**

Next meeting Wednesday, June 20, 2018 at 7:30. Location: Chartridge Pool

Meeting adjourned at 8:45 p.m.

Minutes submitted by: Carrie Scott