

**Summit Lakes Homeowners Association
Board of Directors – Minutes
Wednesday September 11, 2019
6:00 p.m. First Merchant Bank**

- ❖ **Call to order: 6pm**
- ❖ **In attendance:** Justin Hassie, Ray Schneider, Wayne Vance, Jesus Ruvalcaba, Nalini Mowery (Omni)
- ❖ **Owner(s) in attendance:** Jeff McClurg – asked about the new board, what decision the Board has made about prohibited vehicles and what is the Board doing about the trailer in the community.
- ❖ **Approve minutes:** August minutes. Motion: WV Second: JH Approved
- ❖ **Financial Review:** July financial – Rays questions answered via email.
- ❖ **Inspections:** Board discussed a flyer or a “blurb” on the website regarding requesting common area use –especially in power line area where contractors occasionally drive their vehicles to load and unload materials. Board to create a flyer to send out with next billing that states something to the effect of “any other use than waling and playing should be with approval. (that is no vehicles, tarps or tents on common area without approval). Next inspection Thursday or Friday this week.
- ❖ **Old Business:**
 - **Pond rock issue:**
 - Rip Rap Replacement at Williamson pond – approved for \$720.00 – confirm amount of rip rap (tonnage) and request weight/volume tickets – post Board meeting – this was tabled for this year.
 - Tree Pruning on sidewalks – no – Ray offered to prune on behalf of community. Board agreed. Ray update. Will be done between now and end of year.
 - Walking Path Clearing – approved by Board \$320.00 – started not completed
 - Bush-Hog mowing – this is on hold – Ray and Wayne will talk to the City re the powerline requirements as Owners who live around this area don’t necessarily want it mowed up to the wooded area edge. Discuss City info sent to Ray. (attached for board). Per board in the spring mow to the tree line. Clean up if necessary.
 - **Moratorium:** Association attorney opinion sent to Board. Justin will get a copy of new CCRs by Arbor Homes as a reference for drafting a rule.
 - **AG complaint:** Dave Jacuk (attorney with Tanner Law Group) sent in the response. Board is aware. This matter was closed.
 - **2019 Bidding:** Landscape, Snow, Pond, Fountain. Discuss at meeting. NM will bring everything, including insurance bids.
- ❖ **New Business:**

- **Expectations on communication:** board needs to respond in timely manner
- **Wayne** – will not be physically present at meetings Jan-Mar 2020
- **Aeration quotes:** price per yard – Ray and Wayne will work on this and Nalini will ask Matt since he did it last year.
- **Website** – information about mailbox posts – Otto's is old pricing
 - ❖ **Next Meeting:** 10.9.19 (Rest of year: 11.13.19 and 12.11.19). Note Justin stated unavailable now for 12.11.19 meeting – we will discuss later in the year.
- ❖ **Adjourn:** 7:15pm Motion: JH Second: RS All Approved