

# **Summerlyn HOA Board of Directors Meeting**

04/07/2021 - virtual meeting via Zoom

*The meeting was called to order at 6:36pm*

## **ATTENDEES**

Tom

Chris

Stephanie

Shawn

Kristie

Sally

Anthony

## **1. Old Business**

- Kristie confirmed that the bank account up to date with current members
- Steph updated the Board that the pool parking lot restriping is a-go and will be done on 4/15.
- Speed bumps on Mulberry Banks and Oak Alley Trail:
  - ❑ Chris stated via email that she added this to the list she has for the town and they will be looking into this. Kristie emailed Rusty (Clawson) as well.
  - ❑ Kristie is to take lead on this. She has been in contact most with the town about the “traffic calming” devices.
- The Town of Clayton Assistant Public Works Director has confirmed they are responsible for the sidewalks along GL. The town attorney is drawing up docs. Thanks to Chris for her hard and very diligent work on this matter!!!
- Updates on the GL crosswalks and/or greenway repairs:
  - ❑ Chris stated via email that the crosswalks have been brought to the town’s attention. No updates yet.
- Shawn is working with a locksmith and they hope to have the locks changed at the pool on Friday.

## **2. New Business**

- Update on pool opening, bathroom repairs, and possible pool furniture replacement:
  - ❑ Pool furniture was discussed last year during replacement. We hope to replace four chairs/year.

- Current price is \$679.96, but Steph is hoping to wait for a sale. Chris and Steph looked over the chairs at the pool last week and will have a better look once AquaTech cleans and sets them out.
  - ❑ Bathroom urinal/toilet repairs are scheduled. These need to be done before the inspection. Will hopes to have someone out next week.
  - ❑ Age minimums for attendance with and without a guardian:
    - The Board voted and all **approved** the same age caps and standards for guests as last year.
    - Residents 16yo and older are permitted at the pool without a guardian
    - 18yo resident homeowners may bring guests
    - Four guests allowed at the pool with the resident per household
  - ❑ Inspection is scheduled for next week and the pool is estimated to open on 5/1 or 5/8
- Landscapers are still missing parts of the greenway and common areas when mowing each week (The Orchards by the pump).
  - ❑ Shawn already spoke with Robbie about missing the Orchards section
  - ❑ The contract is somewhat vague and due to so much verbal agreements, Shawn will work with Robbie to amend the contract noting areas to mow and frequency. Consistency is the missing factor and needs to be addressed.
- Parking violations - the Board will discuss violation resets at the next meeting
- Anthony will be walking with the three vendors later this week to obtain bids on repairing the greenway.
- Property Management transition bids:
  - ❑ Chris has obtained three bids from various PM companies that service the Clayton area.
  - ❑ CAS and Real Management are the top two that seem to fit the communities needs. Chris will be setting up pitch meetings so the Board can review within the next month.
  - ❑ CAS and Real Management has been vetted via reviews from current communities and Chris has shared that info with the board members. Both have high rankings on the BBB as well.

### 3. Action Items

- **Chris** - Set up pitch meetings with Real Management and CAS
- **Chris and Steph** - Continue to work on the pool opening and update pool rules for 2021 season
- **Kristie** - Continue to work with the town re: traffic calming devices
- **Shawn** - Pool locks and concerns with Triple R
- **Anthony** - Work with the bidders to obtain greenway repair quotes

*The next HOA board meeting has been scheduled for Monday, May 10th, at 6:30pm at the pool.*

*Meeting concluded at 8:02pm.*

***President - Tom Loboda***

***Vice President - Chris Webber***

***Secretary - Stephanie Lanier***

***Treasurer - Kristie Linder***

***ARC - Shawn Lovins, Sally King, and Anthony Botta***

***Beautification Committee - Steph/Anthony***

***Community Outreach - Kristie/Chris***

***Pool (AquaTech) - Chris/Steph***

***Landscaping (Triple R) - Shawn/Anthony***

***Sonitrol Security - Shawn/Kristie***

***Adams Homes - Tom/Chris***

***Social Media - Steph/Tom***

***Webmaster - Tom/Steph***

***Parking Committee - Kristie/Sally.Anthony***