

Meadows at Morris Farm Board of Directors Meeting Minutes

January 9, 2020

I. Call to order

Dana Alexy called to order the regular meeting of the MMF BoD at 7:00 pm on January 9, 2020 at Gainesville Middle School.

II. Roll call/establish quorum

Kim Sullins conducted a roll call. The following members of the BoD were present:

- Dana Alexy
- Kim Sullins
- Victoria Swanson

No homeowners were present.

III. Approval of agenda

- MOTION: To approve the agenda for January 9, 2020 meeting.
- Motion to approve: Dana Alexy
- Second: Victoria Swanson
- Vote: All in favor

IV. Approval of minutes from the previous meeting

Motion to approve the minutes as amended: Dana Alexy

Second: Kim Sullins

Vote: All in favor

V. Resident open forum

- No homeowners present.

VI. Financial Management

- Year-end Financial Statements
 - Statements not available for this meeting.
 - ACTION: Tracey to send statements to BoD prior to the January 21, 2020 Special Meeting (with Reserve Advisors)
- Meeting with Reserve Advisors (prep for 1/21/2020 meeting)

VII.Unfinished Business

- On-site Administrator Job Description:
 - Tabled for additional research by BoD
 - ACTION: Tracey to request presentation from 3rd party inspection service (CIS)
- Catbird Drive Trailhead Landscaping Proposals: Tabled for additional research by BoD

VIII.New Business

- Pool Fence Repair
 - ACTION: Tracey to speak to additional bidders to ensure similar scope
 - Tabled until February HOA meeting
- PWCSA Pump Station Access
 - ACTION: Tracey to meet with PWCSA to request asphalt as diagrammed on page 14 of board packet
- NV Pools 2019 Facility Review
 - Maintenance: Tabled to conduct additional research on line items presented in board packet pages 15-17
 - Supplies/equipment:
 - MOTION: To approve the proposal as submitted by NV Pools for pool supplies and equipment in the amount of \$2889.37
 - Mover: Dana Alexy

- Seconded by: Kim Sullins
- In favor: All in favor
- Concrete replacement:
 - Tabled to conduct additional research on line items presented in board packet pages 15-17
- Discussion of hiring local handyman to assemble pool dining tables

X. Executive Session (n/a)

XI. Adjournment

Dana Alexy motioned to adjourn at 9:03 pm. Kim Sullins seconded. All in favor.

Minutes submitted by: Kim Sullins

Minutes approved by: Name