

HUNTINGTON VILLAGE TOWNHOMES, INC
General Session Secretary Notes
April 25, 2018

General Session Opened at 7:06 pm

Board Members Present

Amber Faulkner (<i>Member at Large</i>)	✓	Mary Mulloy (President)	✓
Eric Sheets (<i>Treasurer</i>)	✓	Brenda Cooney (<i>Property Manager</i>)	✓
Jacob Calkins (<i>Vice President</i>)	✓		
Mark Stone (<i>Secretary</i>)	✓		

HOMEOWNER FORUM (names omitted as requested - 8 people in attendance)

- Request for progress report on planter updates
- Would like to have a petition available from all members of a courtyard to have a “waiver” to leave toys out on the porch. Would like to have the issue placed on next month’s agenda
- Concerned about dogs barking excessively and running off leash

COMMITTEE / VENDOR REPORT

ARCHITECTURAL COMMITTEE REPORT

- Back patio attached gazebo rejected (cannot have attached to building)
- Free standing gazebo for back patio approved
- Ring doorbell (security camera) approved for install
- Locking Mailbox approval

LANDSCAPE REPORT

- Currently renovating Sidcup /Lures planter boxes.
- Would like to cap off water to prevent having to break up sidewalk if pipes fail
- Would like to soil test the community
- New member of the crew to replace crew member who is moving out of state
- Playground lights have been replaced and working on the photocell

Social Committee

- Would like to do something that would promote more social activities with adults in the community. Board to discuss in more detail at next meeting

SECRETARY’S REPORT

- 03/28/18 General Session Minutes - Approved

TREASURER’S REPORT

- 03/31/18 Financial Statement - Approved
 - Will need to open an account at a new institution to keep reserves under the FDIC limits

RESOLUTION TO RECORD LIEN

- Tabled due to paying down amount owed and entering in a payment plan

GENERAL BUSINESS

- Approved the budget - re-arranged allocations and adjusted line items to compensate for \$3000 deficit without raising dues
- Reserve funding plan - viewed and considered
- Electric Vehicle Charging Policy - Draft Submitted (tabled to next meeting)
- Solar Equipment Policy Draft Submitted (tabled to next meeting)
- Cameras At Pool - Okayed to get a quote
- Umbrella At Playground - possible types, how to keep it secure, can it be
- Missing Charis from pool - approved to purchase 3 more to replace the stolen
- Vinyl Fencing to Replace Gates - would like to see what kind of fencing options available (costs to replace or fix existing) before making a decision on gates
- Smoking is not permitted in the community - when violators are reported, association will go through the violation process
- Benches for Park and Playground - need to replace broken benches. Requested options to see styles and prices before approving (tabled to next month)
- Playground Ground cover - tabled due to wanting more options (possibly only replacing the sand) - could it be done within the budget during the summer months
- Shutter Proposal - tabled - need additional bids. Would like to phase out wood and replace with vinyl
- Carport Repair Proposals
- 9636 Cornwall - Tree Removal - no evidence the tree is stressed or causing damage to property - denied
- Tree Trimming Proposal - tabled (need additional bids to compare)
- Horizon Lighting Replacement of Failing Electrical Panel - tabled due to additional bids

Items Needing Immediate Action

- Approved Irrigation Audit

VTH 2018 GOAL LIST

1. *Update interior of Pool House (proposal in process)*
2. *Re-slurry Parking Lot (proposal in process)*
3. *EV /Tesla - Solar Power (proposal in process)*
4. *Carport Updates*
5. *Hardy Board replacing wood surfaces on homes with wood fronts*
6. *Updated Website (in process)*
7. *Monument Signs Replacement (signage was painted - replacement tabled for later date)*
8. *Hedging around entire community*
9. *Community Name Change (under discussion)*
10. *Rear Gates - enforcing one design to be used throughout community.*

NEXT MEETING

Wednesday, May 23, 2018

Meeting Adjourned 8:30 pm