

**THE HUNTINGTON VILLAGE TOWNHOMES, INC**  
**General Session Secretary Notes**  
**October 24, 2018**

General Session Opened at 7:05 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> )	✓	Morgan Winegar ( <i>Optimum Representative</i> )	
Mark Stone ( <i>Secretary</i> )	✓		

**HOMEOWNER FORUM (names omitted as requested - 4 members in attendance)**

- Would love to explore more options regarding heating the pool year round. Possibly using solar energy. ***Under research by Optimum and to be discussed at next meeting.***
- Where are with updating website - Have clubhouse reservations posted on. ***Mark Stone working on updating current website to include this feature.***
- Who is responsible for the chimney spark arrestor? ***Optimum will look into roofer & roof warranty to provide a fixed price homeowners can use.***
- Concerned about keeping up screen door but landscaping helps them wear out faster as they blow the debris weekly onto the door. ***Lori to address with crew to be mindful to blow away from the doors, but some dust debris is inevitable. Can request doorway to be swept.***

COMMITTEE / VENDOR REPORT

**ARCHITECTURAL COMMITTEE REPORT**

- 2 new applications this month - Shed & A/C
- Need to follow up on the Satellite mentioned

**LANDSCAPE REPORT**

- A lot of damage occurred during the electrical storm earlier this month. Still working on the repairs and cleaning up all the debris
- Working on the invasive plants growing on the court fences that is coming through the rear wall from the Yorktown Villas.

**SOCIAL COMMITTEE REPORT**

- Community Halloween Party is on Friday, October 26th. Still need volunteers

## SECRETARY'S REPORT

- 09/26/18 General Session Minutes - Hand carried minutes approved
- 08/22/18 General Session Minutes - Tabled due to question if "Clubhouse Rental" should be in Executive Session - Need to be brought to the November meeting

## TREASURER'S REPORT

- 09/30/18 Financial Statement - Approved

## LIEN APPROVALS

none

## GENERAL BUSINESS

- Member Approval to Enter Unit with Sheriff and Plumber due to non-action to remedy water leak that is causing mold to neighboring unit. Homeowners discussed. Motion made, 2nd, & approved. 100% (4 of 4) association members present voted to approve entering unit to remedy damage and disrepairs. Legal counsel was involved to ensure HOA adheres to all laws concerning this matter.
- Board will not be heating the pool past 10/31. Due to many unforeseen extensive, costly repairs on the aging irrigation system, board is not spending any additional money unless absolutely necessary. However, board is open and engaged to consider extending the pool season (perhaps year round) if solar power becomes an option.

## ITEMS NEEDING IMMEDIATE ACTION

- Slurry Carports - tabled - will check to see if companies will honor same price in spring when weather is more optimal for this service

## VTH 2018 GOAL LIST

1. *Update interior of Pool House (proposal in process)*
2. *EV /Tesla - Solar Power (proposal in process)*
3. *Carport Updates & Treated for Termites*
4. *Update tot lot with soft surface throughout (no sand) (proposal in process)*
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, November 28, 2018

Meeting Adjourned 7:55 pm