

MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

Date: May 17, 2018

Place: Parker Senior Center

Attendees: President – Sue Leonard – Present
Vice President – Charlie Caudill – Present
Treasurer – Kathy Box – Not Present
Secretary – Debbie Miller – Present
Member at Large – Lori Gehringer – Present
Financial/Investment Advisor – Jim Whitis – Present
Community Manager – Laura Williams – Present

Minutes of Town and Country Village Homeowners Association, Inc.

1. Call to Order

Meeting called to order at 7:00 PM by Sue Leonard

2. Approval of Minutes

The minutes from the April 19, 2018 Board Meeting was approved as presented.

3. Financial

Sue reported the financial reports were on the front table. Jim Whitis (as an advisor) says everything is looking good and we are doing well.

4. Homeowners

No homeowners in attendance.

5. Old Business

A. Landscaping Project – Topic has been put on hold.

B. Entry Signage – Project has been put on hold.

C. Rules & Regulations Review – Another meeting will be scheduled.

D. Traffic Committee – We will find someone who can attend a meeting from the Fire Dept. and Police Department.

E. Updated Leasing Policy – Approved by the Board.

F. Insurance Renewal – We are still in the application process, Representative is working on this.

G. Outdated CC&R's – Final draft needs to be reviewed by the Board and will be voted on next meeting.

H. Community Pool Party – Scheduled for May 26, pool is being prepared, bathrooms are being remodeled. New planters are being installed outside the pool area.

6. New Business 7:18 p.m.

- A. Tax Return Audit** – Auditor, Tony reviewed 2016 Audit of Financial Statements with the Board. Many questions were asked. He suggested a review every year instead of an audit every other year. This will incur an additional expense in the amount of approximately \$3,500.00 per year. Bi-Laws require an audit every other year.
- B. Treasurer, Kathy Box**- Her letter of resignation was submitted.
- C. American Family Insurance** - Joseph Sandoval, our AmFam Agent, advised we will need a Certificate of Insurance from all contractors, we need to verify general liability, Workman’s Comp. and if O&E is in place.

7. Open Forum

No suggestions

Meeting adjourned at 8:05PM.

The next Board meeting will be June 21, 2018 at 7PM at the Parker Senior Center.