

MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

Date: June 20, 2019

Place: Parker Senior Center

Attendees: President – Sue Leonard – Not Present
Vice President – Charlie Caudill – Present
Treasurer – Joe Derdul – Present
Secretary – Debbie Miller – Present
Member – Lowell Willock – Present
Financial/Investment Advisor – Jim Whitis – Not Present
Community Manager – Laura Williams – Present

Minutes of Town and Country Village Homeowners Association, Inc.

1. Call to Order

Meeting called to order at 7:03 PM by Charlie Caudill

2. Approval of Minutes

The minutes from the May 16, 2019 Board Meeting were approved by the Board members with a copy of the letter read by Charle Caudill.

3. Financial

Budget review, now \$22K over budget due to 2 months worth of snow removal invoices.

4. Homeowners Correspondence – None

5. Old Business

A. RW Traffic Committee – Laura is going to contact the Police Dept. and the Fire Dept regarding installing dips or speed bumps.

B. CC&R Mailing Update – We are still short about 75 ballots. Residential homeowners have been asked to vote. Laura will contact non-residential homeowners and ask them to send in their ballots.

C. Laura's Contract – With the attorney.

D. Additional Duties for a Board Member –Lowell Willock was voted as Laura's manager.

7. New Business

- A. **Landscape contract** – We will review a new RFB and vote next month.
- B. **Trash Removal Proposal** – Rate will possibly go up \$1.00 per door, per month with Waste Management. Laura will get another bid.
- C. **Late Payments** – Proposal to waive 1st time late fee if homeowner signs up for EFT payment. This is a one-time thing only. The board voted and approved.
- D. **Open Forum**
 - **Security Camera** – Two security cameras need to be replaced, bid enclosed.
 - **Lowell Willock** – Had several issues brought to the attention of the board.
 - **Employee appreciation lunch** – Will be scheduled for 7 people, place and time to be determined, not to exceed \$300.00.

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Community Manager – Laura Williams – Present

Minutes of Town and Country Village Homeowners Association, Inc.

1. Call to Order

Meeting called to order at 7:03 PM by Charlie Caudill

2. Approval of Minutes

The minutes from the May 16, 2019 Board Meeting were approved by the Board members with a copy of the letter read by Charle Caudill.

3. Financial

Budget review, now \$22K over budget due to 2 months worth of snow removal invoices.

4. Homeowners Correspondence – None

5. Old Business

A. RW Traffic Committee – Laura is going to contact the Police Dept. and the Fire Dept regarding installing dips or speed bumps.

B. CC&R Mailing Update – We are still short about 75 ballots. Residential homeowners have been asked to vote. Laura will contact non-residential homeowners and ask them to send in their ballots.

C. Laura's Contract – With the attorney.

D. Additional Duties for a Board Member –Lowell Willock was voted as Laura's manager.

7. New Business

- A. **Landscape contract** – We will review a new RFB and vote next month.
- B. **Trash Removal Proposal** – Rate will possibly go up \$1.00 per door, per month with Waste Management. Laura will get another bid.
- C. **Late Payments** – Proposal to waive 1st time late fee if homeowner signs up for EFT payment. This is a one-time thing only. The board voted and approved.
- D. **Open Forum**
 - **Security Camera** – Two security cameras need to be replaced, bid enclosed.
 - **Lowell Willock** – Had several issues brought to the attention of the board.
 - **Employee appreciation lunch** – Will be scheduled for 7 people, place and time to be determined, not to exceed \$300.00.

The next open Board meeting will be July 18, 2019 at 7PM at the Parker Senior Center.

Meeting adjourned at 7:53 P.M.

MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

Date: June 20, 2019

Place: Parker Senior Center

Attendees: President – Sue Leonard – Not Present
Vice President – Charlie Caudill – Present
Treasurer – Joe Derdul – Present
Secretary – Debbie Miller – Present
Member – Lowell Willock – Present
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