

SQHOA meeting: Minutes of November 7, 2018

In attendance: Brenda Majdalani, Ben Krasner, LaTasha McDonald, Mike Nowak, John Walczak, Wes Thomas, Laurie Acuncius, and Wes Thomas

Meeting called to order at 7:00 p.m.

- I. **Homeowner's Forum:** No homeowners present. No issues were presented.
- II. **Secretary's Report:** The October minutes were circulated to Board members prior to the meeting. Motion to approve the minutes as circulated-Mike Nowak, Second-LaTasha McDonald. All in favor, none opposed. Minutes approved.
- III. **Treasurer's report: Brenda Majdalani.** The monthly Balance Sheet and Profit and Loss Statement were circulated. We have \$19,972.35 in checking, and \$28,623.36 in savings. No income was received for October. Total expense for October was \$8,731.02. See October 2018 Profit & Loss Statement available online. Balance sheet figures were also reviewed. See October 2018 Balance Sheet available online.

Delinquent Account Review: No change from last month. Discussion was had concerning starting the lein process for delinquent properties.

The Board also discussed leining the owners of 7960 Quarry for the clean up expenses based on discussion with attorney Paul Radon. Brenda Majdalani suggested giving the owner Louisville Title one last opportunity to appear before the Board to discuss the matter. To date the Boards letters and contacts have been ignored. The Board approved retaining Paul Radon to assist with collection with a cap of \$2000 in fees.

Motion to retain Paul Radon: 1st-Mike Nowak, 2d LaTasha McDonald. All in favor, none opposed.

- IV. **Architectural Report- Ben Krasner:**
No requests received.

V. **Grounds Report- Lola Torre(absent)/Mike Nowak-**

The fountains have been removed from the pond and have been winterized. The sprinklers have been blown out for the season.

Pond Update: John Pogee informed the Board that the weeds around the edge of the pond need to be cut down. The Board will ask John for an estimate for him to do the work.

The storm drain from the Quarry to the pond has been re-routed by the Rim Owners again. Rim owners have no interest in resolving the issue. So there is still no water coming to the pond as intended. Lola is working on a plan to meet with county officials about the problem.

Power Drop for New Fountain: A quote for the power drop was received in the amount of \$3,424. The estimate does not include labor. The total cost is expected to come under \$5000 with the labor cost included. We are waiting for the permit. The goal is to put in the power drop and next year install a used 3rd fountain.

Cul de Sacs: The Board discussed how to improve and enhance/update the cul de sacs. Ideas on how to improve them were discussed. The Board will seek estimates and ideas from Henderson Landscape and Pro Edge. Also discussed was treating the cul de sacs next year for weeds.

VI. **Old Business:**

DR Enforcement software: The Board also discussed obtaining the SmartWebs enforcement software designed for smart phones and/or tablets. The program Start up cost is higher for association customers than it is for an individual purchaser. Erin was approached by the Board about purchasing the software with the Board reimbursing the cost. The Board is moving forward with the purchase.

Welcoming Committee: La Tesha McDonald. No activity for October. Two move outs on Indian Town and one on Back Bay were noted.

2019 Budget: A preliminary Budget for 2019 was introduced for member review. The Budget will be voted on at the December meeting.

Motion to adjourn: 1st- Ben Krasner, 2d- Mike Nowak. All in favor, none opposed.

The meeting adjourned, by unanimous decision, at 7:56 p.m.

Respectfully submitted,

Brenda J. Majdalani
Secretary SQHOA