

**Berry Hill Estates (BHE) Home Owners Association (HOA)**  
**Board of Directors**  
**Meeting Minutes - 12 Feb, 2020**

Attending: Ron Wright (President), Christie Key (Vice President), Karen Lund (Treasurer), John Lund (secretary acting)

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The meeting was called to order at 7:30 pm.

Previous minutes to date are approved.

February 20<sup>th</sup> was identified as a possible date for a general Neighborhood Watch meeting.

Financial issues were discussed during the Treasurers Report. General status of accounts and issues are:

- Reviewed January expenses and breakouts by category.
- Monthly and YTD expenses are tracking with expectations.
- No unexpected or unapproved expenses have been noted. Bills were reviewed and processed for payment. January bank accounts and balances were reviewed and were reconciled.

Board members reviewed the following items:

- Covenant issues and problem reports.
- A siding repair complaint was received by the Board. The owner was contacted on status of repair.
- A car complaint was received by the Board.
- A neighborhood survey was discussed to obtain owner feedback on priority of projects and owner-requested upgrades and fixes to the neighborhood common property. Treasurer and VP took the action to draft the survey.
- Replacement of the failed Pavilion ceiling fan was approved up to \$300. Secretary has the action to research options. Amazon and Home Depot have acceptable outdoor rated large fans in this price range. An electrician in the neighborhood has volunteered to install (Thanks!).
- A quote is underway for clubhouse exterior paint/caulk maintenance and minor trim repairs.
- Clubhouse flooring estimates were received similar to the planning sheet projections of \$4,439.
- The roadway dip at the neighborhood entrance is still causing cars to bottom out. VP took an action to contact the county/district office to inquire about repairs.

The meeting adjourned at 8:45pm.

Next meeting is planned for MAR 5<sup>th</sup>.