

Berry Hill Estates (BHE) Home Owners Association (HOA)
Board of Directors
Meeting Minutes - 04 June, 2020

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

The meeting was called to order at 7:04 pm.

Previous minutes are deferred to email.

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

- Reviewed May expenses and breakouts by category, including Mar-May totals for the QTR.
- Monthly and YTD expenses are tracking with expectations.
- No unexpected or unapproved expenses have been noted. Bills were reviewed and will be processed for payment. May bank accounts and balances were reviewed and were reconciled.
- Security service with FLOCK is approved. The contract has been completed and paid.
- The entry electric bill indicates the entry lights may be staying on 24/7. The electrician will be contacted by Treasurer to fix along with several other malfunctioning lights.
- The budget planning sheets will be updated with security and other approved expenses.

Board members reviewed the following items:

- The status of fixes/painting on the clubhouse was discussed. The board will contact the contractor to finalize and agree on a punch list for completion.
- No new Covenant issues were reported.
- The board has received a resignation from Kevin McGovern from the ACC. BIG THANKS to Kevin for his years of volunteerism to help keep the neighborhood great! The board members will solicit interested individuals to fill HOA roles.
- The Board is sensitive to the current COVID19 situation and those in the neighborhood who are experiencing hardships. COVID guidelines released by municipal authorities have been tracked and the pool was opened on May 16th. Yea!
- Options for the next phase of wheelhouse remedy/pond remediation were discussed.
- 5 additional pool chairs/loungers were lost due to sling failure. Pool furniture may need to be replaced sooner than the current budget forecast of 2024/25.
- The clubhouse opening schedule was discussed.

The meeting adjourned at 8:45pm.

Next meeting is planned for July 2nd.