

700 Golfmore Association, Inc.

Monthly Meeting Minutes

Monday, March 8 2021 @ Thompson Residence

1. Call to order: 4:00 p.m.

2. Roll Call: Pauline Lyttle-Porter – President: Randy Thompson - Vice President:
Dena Thompson - Secretary/Treasurer: Richard Keller, Lindsay Keller

3. BUDGET APPROVAL:

Alpine Operating: \$6,893.56 Buildium Operating: \$6,893.56

Alpine Capital Reserves \$36, 670.36 Buildium Capital Reserves: \$36, 670.36

Review YTD Budget Comparison/February: Actual: \$3,210.56
Budget: \$4,033.00

4. OLD BUSINESS:

A. Sewer: Completed except for minor follow up with Vern and Todd from PNCl. Payment of \$16,201.78 has been made and the settlement from American Family Insurance in the amount of \$8,009.21 has been received and deposited. Randy to complete follow up with Vern and Todd.

B. Radon: A need for a second test has been determined. Decisions to move forward with radon concerns will be discussed after completion of the second test. Pauline and Randy to contact second vendor for testing. PENDING

C. J/K Consolidation: Still in process. Pauline to handle all legal documents and be the board liaison in working with Ali. PENDING

D. Tree Removal: Completed by McKay Tree Service March 5th, 2021. COMPLETED

E. Peeling Paint on Unit A: Randy to contact Jordan in Unit A and verify where the paint is peeling. He will also schedule a walk around of the complex with Vern from PNCl to identify any other problem areas. PENDING

6. NEW BUSINESS:

A. Bookkeeping: Dena to continue to work with Lindsay for training. Dena is also to contact PNCl and try to expedite their invoicing for better management of their account. PENDING/ONGOING

B. Contracts: Discussion of board members as to when a contract is necessary with vendors. Was determined by the Golfmore HOA Board contracts with vendors will be based on the scope of work needing performed. COMPLETED

C. Trees: McKay Tree Service to evaluate additional tree removal and trimming in the middle of May after spring leaf out begins. Randy to work with McKay and set a date for evaluation. PENDING

D. Irrigation: Frank Moore with Frank's Irrigation will set the drip system to start approximately on March 15th. The rest of the system cannot be started until the water is in the ditch. Randy to work with Frank on a continuous basis throughout the season. ONGOING FOR SEASON

E. American Family Insurance Review: Policy needs reviewed. Pauline and Randy to contact American Family Insurance for a meeting. PENDING

F. Landscape Committee: Continue forward with a manual for better clarification to homeowner's questions and to identify the plants/shrubs/hard scape and trees on the property so an approved planting list can be compiled. Pauline and Dena to meet. ONGOING

Discussion: Thompson's in Unit H and Duarte's in Unit I are in agreement to install a pony wall between the patios of the two units. Thompson's will present a plan to the board assuring the consistent flow of the building is achieved. The cost of the pony wall will be paid by the home owners.

ADJOURNMENT: March 8, 2021 @5:30 p.m.

SUBMITTED: Dena Thompson on March 8, 2021