

# ***Dove Creek Phase 1 HOA Board Meeting Agenda***

October 14, 2021 6:30pm

Type of Meeting: Monthly board meeting.

Attendees: Rob Toler, Jeff Toler, Robin Britt, Colleen Watson and Bill Haley, Imogene Morley, Heather Levitch, Betsy Malone.

Not in attendance: Holly Knott

I. Call to order at 6:05 PM

II. Approval of minutes from last meeting. Jeff moved to approve, Robin Seconded and all were in favor.

III. Approval of September financial report. Robin moved and Colleen seconded. All were in favor.

IV. Open issues

a) Bill report on maintenance projects.

- Bill reports that there are some roof issues/leaks in Dove Creek I and II. Our warranty is over from previous replacement. Only 7 years since installation. Bill advises that Maintenance for roofs may be an unexpected issue in the next couple of years.
- Porch and sidewalk repairs - Only things remaining are the full replacements of some porches. Estimate is 3-4 more weeks. They will give a 5-day head's up when they are ready.
- Tree behind 8601 and 8603 Locust has been inspected again by arborist and they say that it is not diseased or dead. Jeff moved to vote that we will not remove trees that are not dead. The city, Podges, and Bob Ray personnel have reviewed this tree including 5 arborists. One arborist was with the city of Louisville. **Rob moved to vote on our agreement on this decision to not remove the tree until it is dead. Robin seconded and all were in favor of this decision.**

- No update: Adjustment of Parking spaces by Rob on Birch Court. We will wait on the Briarwood paving project to handle this re-labelling of parking in front of Rob's unit. Revisit this in spring.
  - Concrete bumpers or rocks to put near dumpsters on Clover and Locust. Bill suggests four-rail fencing in the areas where people keep driving on the grassy areas near the dumpsters. Board discussed and agreed to try this out on Clover Ct. and Locust around the dumpsters only. Per Bill this should be done in the next week.
  - Landscaping inspection/plan- A List of landscaping maintenance needs was sent to Bill for all courts. This work is still in process. Fencing replacements: Fences behind Locust will be first section to be replaced. As well as the part behind Robin's unit. Bill has asked for quotes and is waiting for those and availability of workers.
- b) Letter to 8630 Locust Ct. resident with stone ornament against fence at Dove Creek and Locust Ct. entrance. Has letter been sent? Bill believes he did and will send to us. **Action Item- Bill will send a copy of this letter to us to show that it was done.**

V. New Business. Heather questioned the decrease of money in our Reserve account. Bill will send this detailed information to show how this money was used. Expect large maintenance items to account for this.

VI. Adjourned at 6:46 PM