CNA Board Meeting Minutes

February 13, 2017

Board Members in Attendance: Warren Anderson, Karen Irving, Tim Geertz, Josh Greeman, C. A. Post.

C.A. called the meeting to order at 7:05 pm at CNA Clubhouse, 1336 Copper Run Boulevard.

**Old Business**

C.A. reported on the following items:

1: Letter to non-email users based on 2017 Dues status.

2: Letter to non-email users regarding response to the August special assessment.

3: The Board received a copy of filed affidavit for deed and restrictions for ballots of January 23, 2017.

4: Discussion of Waiver for Clays Mill Road horse fence owners’ request for financial assistance; to be reviewed by Board members and resolved at the April Board meeting.

**New Business**

1. Status on Annual Dues-Discussion

-290 household dues received. $72,450.00 dues received

$36,000.00 still due

-Check liens of past due accounts, discussions of collections and judgements,

-Discussed letter of demand for adjusted HOA fees, removing late fees.

-Board authorized Tim to send template letter to delinquent homeowners.

-Discussion of reminder letter from the Board directed to those who have not paid 2017 dues.

1. CNA Clubhouse door sidelights purchased for $860.80. C.A. will schedule installation with Paul Jorgensen upon as soon as doors have arrived.
2. Kona Ice discussion and offer to service the pool in 2017. The Board saw no reason why they could not service the pool. This is not a Pool nor CNA expense, simply a service Kona Ice will provide for their business.
3. New vacuum cleaner for the Clubhouse requested by Clubhouse manager. The Board authorized C. A. to purchase one.
4. Pool repair. Discussion of Renosys repair work on pool apron and other Concrete repair work. The Board inspected progress of work and Tim obtained several estimates for additional repair work. The Board authorized Tim to contract with Mullins Construction for the additional work.

C.A. pointed out the interior meter that we suspect is the Pool’s meter for water usage. This may alleviate questions on water usage between the Pool and the Clubhouse.

Discussion of Swim team contract, Pool hours and prep for summer. Brad and PPM pool management company contract. Pool management was $34,000.00 for the season. Discussion of new canopy and 10 new lounge chairs. Discussion of the water and condition of the bath houses; it was noted these are not Pool responsibility, but the CNA’s as they are outside the Pool fence. Discussion of irrigation in the commons grounds. Acacia is expected to complete their contract for landscaping this month and should turn the sprinkler system back on. Discussion of getting the 911 phone working at the pool; this must be done before the Pool opens in May.

1. New Contractor for Lawn Maintenance-Discussion of landscaping and trimming of trees. April landscaping and flowers. McGee Springs Landscaping, $550 for mulch- Board authorized Tim to spend the mulch money.
2. Discussion of a 5 year plan. List of priority projects for remodeling the clubhouse and the pool bathrooms. Per Josh’s suggestion, C.A. will contact the Board as the weather warms and schedule a time for us to walk through and prioritize the repairs.
3. C. A. notified the Board that he would be in China from May 10-June 28.
4. Board authorized Josh to pay Blue 1 Community $100.00 for CNA website.

Karen recommended scheduling Board meetings on a regular night each month, the second Monday of every month. C.A. will contact Stacy and get this on the calendar at the Copperfield website.

The next Board Meeting was scheduled Monday, April 10, at 7:00 pm; meeting was adjourned at 8:10 PM.