



Arranmore Homeowners Association
Board Meeting May 16, 2018

Location: Arranmore Pool House

Attending Board Members: Devin Barr, Andrea Zalaznick Burdick, Doug Stiles, Norris Perkins, Joe Taylor, and Gisela Walitzki (quorum present)

Absent: Michael Great

Andrea Zalaznick Burdick called the meeting to order at 7:00 p.m.

Approval of Meeting Minutes

Norris moved to approve the April 18th minutes, Joe second, all in favor.

Joe moved to approve the April 25th Organizational Meeting minutes, Norris second, all in favor.

Financial

Joe reported only one homeowner had not paid the annual dues yet, the demand letter has already been sent, and the next contact will be sent by our lawyer.

We made the necessary changes at the AHOA bank institutions for the new board and Andrea will set up the monthly transfer between our savings and checking accounts.

Landscape

Norris reported the circle on Chapel Ct. will soon be replanted, \$2,500 are budgeted for work and plants. The design will be similar to the St. John Place circle. Close-by neighbors had offered to contribute to the cost. The board discussed this and agreed that the already budgeted funds are sufficient.

Hans had suggested the board draft a resolution regarding accidental damage to our common irrigation system and how to proceed with immediate repair work so the system doesn't need to get shut down for extended time. Norris agreed and the board will look into wording for the resolution.

The mediation session for the arbitration case regarding artificial grass being installed on common property by homeowners was held on Friday 4/20. The involved homeowners did not sign the mediation agreement nor presented their announced counter offer. The board discussed the proceedings and Andrea called a vote advancing the filing with our lawyer, Devin second – all in favor.

Joe recommended moving one of the benches from the front of the pool house into the shade under the trees next to the pool house. All board members appreciated this idea.

Norris recommended to budget funds for replacing sections of the common sprinkler systems in intervals during the coming years. The infrastructure is aging and it takes more time every year to replace heads and fix leaks due to ground settling, many pipes are close to 40 years old. He would like to raise the irrigation reserve fund. We should request estimates to replace some of those sections.

Pool

Devin reports he approved some necessary maintenance not covered by the LVS contract, total below \$1,000. The pool committee will also meet soon to talk about the coming summer season.

68 answers were received to the Pool House Remodeling Survey.
Andrea will follow up with Joe Schoen how the 11 parties without e-mail received this survey.
Joe Taylor commented that the annual roster was updated properly, all new homeowners were added, thanks to Candace C.

Communications

Andrea reported that the Ad Hoc Communications Committee finished its work.
Joe made the motion to dissolve this Committee, Norris second, all in favor.

Andrea recommended to create an Ad Hoc Technology and Communications Committee, especially for the creation of a password protected website.

Norris made the motion to create this committee, Devin second, all in favor. Doug will chair this committee, Matt Lowry had already offered be involved in it, Andrea and Gisela will also join.

An e-blast will be sent to see who is interested in being involved to schedule and plan social events.

Andrea asked if there is any more business. Joe made the motion to adjourn the meeting, Devin second, all in favor.

The meeting was adjourned at: 7:55 p.m.

Respectfully submitted,

Gisela Walitzki
Secretary