

Fountain Park Homeowners Association

Board of Directors Meeting

July 13, 2016

Board Members Present

Jeff Brown, President	Present
Alice Homola, Vice President	Present
Marilyn LeRud, Secretary	Present
Mina Reeder, Treasurer	Present
Jeff Ursiny, Director at Large	Present

Homeowner Attendees:

See attached sign in sheet.

Property Management:

Suzanne Giedraitis - HOA Management Solutions

I. Call to Order:

Jeff Brown called the meeting to order at 6:31PM. The meeting was adjourned briefly at 6:52 PM and resumed at 6:56 PM.

II. Homeowner Forum

Two homeowners addressed the Board. Topic included the terms of office for the next Board, a request to provide hard copies of governing documents to new homeowners, a report of cracks in the pool deck and residents failing to clean the pool area after parties. Also, a strange red vehicle was noted at the corner of Waverly and Ranch.

Note: Management will have 12 copies of the governing documents printed and give them to the Hospitality committee for distribution with the welcome packets.

Note: Jeff Brown announced Jeff Ursiny's resignation from the Board of Directors effective this date.

III. Approval of Minutes

Action: A motion was made, seconded and unanimously passed to approve the June 2016 meeting minutes. (Homola/Brown)

IV. Treasurer's Report and Approval of Financials

No Action

V. Manager's Report:

A written report was submitted. A brief verbal summary presented.

Action: A motion was made, seconded and unanimously passed to approve the purchase of a new pump for the fountain in an amount not exceed \$500.00. (Brown/Homola)

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VI. Committee Reports:

- **Architectural Committee**

Lot 143 submitted a request for a backyard ramada.

Action: A motion was made, seconded and unanimously passed to approve the request. (Reeder/Brown)

Lot 16 resubmitted a request for a rock climbing wall to be erected in the backyard. The signature of one neighbor made the request incomplete.

Action: A motion was made, seconded and passed to approve the request with the condition that all neighbors have no objection to the climbing wall. (Reeder/Brown)
(For: LeRud) (Against: Homola)

- **Compliance Committee**

Alice Homola stated she followed up with several homeowners regarding the painting of their homes.

- **Hospitality Committee**

Marilyn LeRud reported three (3) welcome packets were delivered to new homeowners. Marilyn was pleased to announce the committee had a new volunteer: Melissa Mora-Lovelady.

- **Landscape Committee**

Jeff Brown stated the irrigation timer for the lawn in the pool area has been replaced and the grass will be reseeded. Jeff further stated the demolition of the tennis courts and the basketball is completed and an inspection of the site by the city is pending. Critter Control, formally TruTech, continues to do pest control in the park. Mina Reeder requested a low hanging tree branch over the path by the basketball court locale be trimmed.

- **Splash Committee**

Mina Reeder requested input for the June Splash be submitted by July 17, 2016. She also requested Management send her an updated list of homeowners.

Note: Mina Reeder indicated she found a light fixture that may be suitable as a replacement for the now unavailable fixture previously used throughout the community. She will present more about this at the next meeting. The color of the proposed fixture is bronze.

- **Pool Committee**

Jeff Brown stated he obtained a new pool handrail cover but did not install it because the handrail itself was loose and in need of repair. Management was asked to obtain bids to repair the cracking in the pool deck and to have the handrail stabilized. Jeff Brown has a rung of the pool ladder which needs to be reattached to the ladder in the deep end of the pool.

Note: The pool committee will provide a hose to homeowners reserving the pool area for easy clean up after parties.

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- **Security Committee**

Jeff Brown stated F & N Enterprises will be providing a bid for a new exit card reader at the pool gate. The contracted security patrol company, Rankin, patrols the common area three (3) times during the evening on Friday and Saturdays.

VII. Old Business:

- **Park Renovation Options**

No action

Note: Marilyn LeRud will begin to research bids for the building of the ramada in the park.

VIII. New Business

- **Trail Upkeep**

No action

Note: Jeff Brown stated he will be obtaining information on the cost of purchasing material to do repairs on the path in the park.

- **Dead Trees in the Pool Area**

No action

Note: Jeff Brown reported two additional dead trees will soon be removed from the perimeter of the pool area.

- **New Trees and Tree Relocation**

Jeff Brown stated he will be researching suitable tree species for replacing the trees removed from the perimeter of the pool area. The planting of new trees and the relocation of trees planted too close together in the park will have to wait until cooler weather.

- **SNAPSPORTS**

No action

Note: A representative from this athletic surface company is scheduled to meet speak at the August 10, 2016 board meeting. Management will try to arrange a meeting with a second vendor, VersaCourt LLC, for Monday, July 18, 2016 at 2:00 PM.

IX. Next Meeting: August 10, 2016

X. Adjournment: The meeting was adjourned at 7:35 PM.

**Respectfully Submitted,
Suzanne Giedraitis, Community Manager
HOA Management Solutions
7/15/16 Version I**

**Fountain Park
RESIDENT SIGN-IN SHEET July 13, 2016**

Name	Address	Address the Board Yes/No	Signature
LAPLANTE	8901 - Linden	<input type="checkbox"/>	KE Laplante
NEIL WEST	9030 S. Waverly ¹²⁹	<input checked="" type="checkbox"/>	Neil West
Tiana Alexander	1941 N Evelyn Ave	Yes	Tiana Alexander
Elsie Meyer	8981 E Seneca St	No	Elsie Meyer
Danae Meyer	8981 E Seneca St	No	Danae Meyer