

Fountain Park Homeowners Association

Board of Directors Meeting

December 9, 2015

Board Members Present

Jeff Brown, President	Present
Mina Reeder, Vice President	Present
Donna Groman, Secretary	Present
Gene Bowman, Treasurer	Present
Jeff Ursiny, Director at Large	Absent

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 6:30 PM.
- II. Homeowner Forum**
No homeowners addressed the Board.
- III. Approval of Minutes**
Action: A motion was made, seconded and unanimously passed to approve the minutes from November 2015 meeting. (Groman/Bowman)
- IV. Treasurer's Report and Approval of Financials**
A verbal report on the November 2015 financials was given by Gene Bowman.
Action: A motion was made, seconded and unanimously passed to approve the financials from December 2015 meeting. (Brown/Reeder)
- V. Manager's Report:**
A written report was submitted. A brief verbal summary presented.
- VI. Committee Reports:**
- **Architectural Committee**
No new requests were submitted for review.
 - **Compliance Committee**
Mina Reeder stated follow up paint letters will be sent to those homeowners who still have paint issues to address. The letters will go out in early January 2016 and provided a new completion date of April 1, 2016. A request to homeowners about refreshing the gravel in front yards will go out in the January 2016 Splash and a gravel review will be conducted in March 2016.
 - **Hospitality Committee**
No report given.

Fountain Park Homeowners Association

Board of Directors Meeting

December 9, 2015

- **Landscape Committee**

Gene Bowman reported a leak in the park that has been an issue for several weeks should be repaired this week. Jeff Brown stated he has reviewed the progress of the painting being done in the park and the work appears satisfactory.

- **Splash Committee**

The November 2015 issue of the Splash was published and disseminated by the committee due to holiday hours at the print shop. Mina Reeder submitted receipts and requested reimbursement for this expense in the amount of \$76.52. Input for the December 2015 edition should be to be submitted by December 13, 2015.

Action: A motion was made, seconded and unanimously passed to approve the reimbursement to Mina Reeder in the amount of \$76.52. (Brown/Bowman)

- **Pool Committee**

The pool committee purchased the new pool furniture. Items purchased were: ten (10) lounge chairs, six (6) large chairs, four (4) small chairs, two (2) tables. Two locks were also purchased. Jeff Brown submitted receipts and requested reimbursement in the amount of \$1,537.91.

Action: A motion was made, seconded and unanimously passed to approve the reimbursement to Jeff Brown in the amount of \$1,573.91. (Reeder/Bowman)

- **Security Committee**

Donna Groman continues to research options for security service.

- **Website Committee**

No reported given.

VII. Unfinished Business:

- **Pool Access Codes**

Note: Discussed during Security Committee Report

- **Security Company Bids**

No action

- **Tennis Court Gate Lock**

Note: The lock has been purchased and will be installed by Jeff Brown.

- **Park Fence Painting**

Note: The park fence painting has begun. The priming is complete. The paint color has been reviewed and approved by the Board and application will now begin.

- **Cactus Moved Away from Path**

Note: The landscapers will be asked to trim cactus away from the path in the park.

Fountain Park Homeowners Association

Board of Directors Meeting

December 9, 2015

- **Dog Waste Bag Dispenser and Trash Cans in Park**
No action
- **Basketball Court Replacement**
Note: Management asked to acquire bids for a post tension concrete slab for the basketball court area.
- **Survey Update for Tennis Courts Project**
No action

VIII. New Business

- **House Painting Inspection Update**
Note: Discussed during Compliance Committee Report
- **Ballot Format**
Action: A motion was made, seconded and unanimously passed to approve the Annual Meeting ballot with an accompanying letter requesting volunteers for appointment. (Ursiny/Bowman)
- **Zimco Bid For Lighting at the Pool**
Action: A motion was made, seconded and unanimously passed to approve the bid by Zimco, in the amount of \$325.00, for the upgrading of the shower lighting at the pool. (Brown/Bowman)

IX. Next Meeting: Annual Meeting, January 9, 2016

X. Adjournment: The meeting was adjourned at 7:40 PM.

Respectfully Submitted,
Suzanne Giedraitis, Community Manager
HOA Management Solutions
12/10/15 Version I

Fountain Park Homeowners Association

Treasurer's Report December 31, 2015

Account Balances

Checking:	Balance sheet	\$ 37,227.50
	Checking account statement	\$ 37,302.82
Money Market:		\$101,370.01

Income - Expenses

Income:	Checking account statement	\$ 14,817.11
	GL Income statement	\$ 11,874.42
Expenses:		<u>\$ 14,036.17</u>
Jan. Income – Expenses from GL Income statement:		\$ (2,161.75)

Homeowner Elaine Emans and I both spent time trying to figure out the differences in income between the two reports. With the information we are given in the "full financial report" we cannot see where the difference in income information comes from.

I will be working with Kim on the discrepancies in the next couple of weeks.

Mina Reeder, FPHOA Treasurer

**Fountain Park
RESIDENT SIGN-IN SHEET December 9, 2015**

Name	Address	Address the Board Yes/No	Signature
TOM SINNARD	8050 E WAVERLY ST	N	<i>Thomas Sinnard</i>
Diana Brown	1849 NEVELYN AVE	no	<i>Diana Brown</i>