**COLONIAL POINTE COMMUNITY ASSOCIATION INC.**

**BOARD OF DIRECTORS MEETIING**

**Pine Ridge Community Center, 15680 Pine Ridge Road**

**March 16, 2021, at 5:00pm**

**Call to Order:** The meeting was called to order at 5:02p.m. by

Board President, Ava Fluty.

**Notice of Posting**: Notice of meeting was posted on the front column of the community 7 days before meeting date.

**Quorum:** Certification of quorum with four Directors present:

President: Ava Fluty

Treasurer: Dan Losey

Secretary: Eunice Churchill

Director: Dennis Corcoran

(Director – Dick Dorsett was not present)

Also in attendance: Kim Luebke (Community Assoc. Management),

Tonya Losey (ARC), Gordie Redshaw (Security),

Rebecca Corcoran and David Scharnweber

**Reading and Approval of Minutes:** A motion was made by Dan Losey

to approve the February 17, 2021 minutes “as is”. Motion was seconded Dennis Corcoran. All were in favor and motion passed 4-0.

**Report of Officers:**

**Treasurer’s Report:** Dan Losey reported that February financials were

not available at this time – will be discussed at next meeting.

Expenses to date : Painting of Gate $800

: Lights at main gate – no charge

: Plants on east side $900

Discussion regarding non-approval of payment of $391.75 for coupon books for HOA dues remittance (cost two years ago was $240) – Dan has requested that Kim from the Management Company investigate as to why there was a big jump in the cost of the coupons that were mailed to homeowners. Coupon sheet used by Management Company was not approved by the Board of Directors. A request was made that prior to any increase, the matter be discussed with the Board of Directors. In order to keep costs down when mailing coupon books in the future, it needs to be ascertained which homeowners use direct debit/pre-paid

Options.

**Committee Reports:**

**ARC –** Request from 15091 to change trim color and garage

door color – request was approved.

15030 requested temporary fencing around pool (for safety)

until such time as pool cage is installed. Request was granted

for a period of 8 weeks.

**Landscaping** – 300 additional Asian Jasmine plants have been planted.

Dennis Corcoran presented a report concerning irrigations needs.

Several valves will need replacing as well as replacing the control

box. Because of these issues, the new planting on the east side are not receiving the correct amount of water.

Wet check will be made every two weeks to ensure it is working after the repairs are made.

Motion was made by Dan Losey to proceed with purchasing the

necessary equipment to resolve issue, not to exceed $800.

Motion was seconded by Eunice Churchill. All were in favor and motion passed 4-0

A HUGE thanks to Dennis, Rebecca and Danny Fluty for their

tireless efforts in keeping up with the landscaping needs.

**Security** – Resident at 15057 has a dog that has been very

aggressive toward three other resident’s dog in the neighborhood.

Dan Losey suggested talking to resident. Ava Fluty suggested that a letter will be sent to resident, and owner of record regarding these incidents.

Several Communities in the area have experienced break-ins to unlocked vehicles. Notification of these incidents will be posted in the newsletter so residents can take precautions.

**Violations** – All homes that were asked to make repairs or paint

mailboxes and clean driveways have been completed.

Gordie Redshaw presented two forms to be used in the Violation/

Hearing process.

(1) The Violation check list will be completed by the Board, then it will be passed onto the Fining Committee if needed.

(2) The Hearing Agenda will be used if a hearing is needed and outlines the order of the meeting for committee participants.

A motion was made by Ava Fluty to accept the Colonial Pointe Violation Checklist as written. Motion was seconded by Dan Losey. All were in favor and motion passed 4-0.

A motion was made by Dan Losey to accept the Fining Committee Hearing Agenda as written. Motion was seconded by Ava Fluty. All were in favor and motion passed 4-0.

**Old Business**:

Discussion on the contents of the mailing for the Annual General Meeting to be held April 20, 2021. This shall include a cover letter, general proxy

and Agenda. A revised Proxy was given to Kim Luebke for the mailing

**New Business**:

**Open Forum**:

No homeowners remarks.

**Date/Time/Locations of Next Meeting:** April 20, 2021 at 6pm.

Meeting will be held at Pine Ridge Community Center. The wearing of a mask is mandatory.

**Adjournment:** With no additional business to discuss, a motion was made by Eunice Churchill to adjourn the meeting. Motion was

seconded by Dennis Corcoran. All were in favor, and the meeting adjourned at 6:25pm.