

AUTUMN HEIGHTS CONDOMINIUM OWNERS ASSOCIATION
BOARD MEETING MINUTES

MONTHLY MEETING

The regular monthly meeting of the AHCOA Board was held on Monday, July 18, 2016. The meeting was called to order at 3:00 p.m.

ROLL CALL

Rosemarie Hall-Heyduk, President

Patricia Suttles, VP

Pat Beattuy, Secretary/Treasurer

Due to the absence of Property Manager, Kerry Cantrell, the Board has requested a meeting with him Monday, July 25.

GUEST

Anthony Sexton from Greener Grass attended the meeting and spoke to the need to increase the days and amount we water in order to maintain the quality of our existing lawn. It was unanimously agreed that watering will be increased to 4 days a week at 100% for the next 4 to 6 weeks with careful monitoring and adjustments made accordingly.

Replenishing or replacing the mulch after the dripline repair is completed at the front entrance to the property and estimated cost were discussed. No decision was made at this time.

The Board requested an estimate from Greener Grass to redo the corner of Broadmoor Bluffs and Star Ranch Road. Anthony reported the damage to the existing shrubs is caused by voles. A request will be made that the property manager schedule pest control asap to eliminate this problem.

HEARINGS: None

HOMEOWNERS FORUM

One resident was in attendance. No questions or concerns were voiced.

PREVIOUS MINUTES

Minutes from the May 2016 meeting were reviewed and approved as submitted. (M-Beatty, 2nd-Suttles, passed)

COMMITTEE REPORTS

Patsy Suttles reported that the monthly Game Night has been canceled until further notice due to lack of participation. The Book Club and Movie Club will continue as scheduled.

Rosemarie Hall-Heyduk reported on the Neighborhood Watch. There is a seminar on "Emergence Preparedness" scheduled for September 1. Refreshments will be served.

An AH resident (Jennifer) wants to organize a Christmas Caroling event for December. After caroling in the community participants will return to the Clubhouse for refreshments. Everyone was in favor of making this happen.

FINANCIAL REPORT: None

MANAGER'S REPORT: None

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NEW BUSINESS

The driveway and drainage at 440-F was discussed and it was unanimously decided that the replacement work requested is denied.

The immediate need for the Clubhouse to be rekeyed was brought up. The property manager will be asked to have this done asap with a limited number of keys that will be carefully managed in the future.

The need for a security company that is located closer to Autumn Heights was discussed. The property manager will be asked to look into this.

UNFINISHED BUSINESS: None

The letters and other correspondence was review and discussed. There were a few questions/ concerns that will be addressed at the July 25 meeting with Kerry.

ADJOURNMENT/NEXT MEETING

There being no further business, the meeting was adjourned at 4:25 p.m. The next regular Board meeting will be August 15 at 3:00 p.m.

Respectfully submitted,
Pat Beatty, Secretary