

Balintore 2021 Annual Homeowners Meeting

October 19, 2021

The Meeting was called to order by President Jeremy Froehner at 7:05PM

Board Members present – John Arata, Michele O’Hara and Lisa Lin. A quorum of homeowners certified by attendance, Zoom and Proxy.

2020 Annual Minutes approved by Jeremy Froehner, 2nd by Michele O’Hara

Committee Reports

Tom Lahey – Landscape Committee - Other company quotes are being reviewed and solicited, prior to contract renewal with FLC in April. Any suggestions from residents are welcome.

Jennifer Arata – Entrance Monument Enhancement Project – Original project estimate was \$15,800.00. The front wall did not have to be replaced, resulting in significant savings. Final project cost was \$12,675.00. Community volunteers needed to maintain planted areas and save the community money on upkeep. The new Garden Club team was created to assist with other cleanup and maintenance project of common areas. There was a unanimous applause for Jennifer and all of the community volunteers who helped with this project.

John Arata – The board is exploring sending email notices of meetings rather than mailing documents. This will definitely be a cost saving measure for the homeowners.

Christmas Party – Jeremy Froehner suggested a Potluck dinner in conjunction with Santa visit this year. This would be an outdoor event in the cul de sac, rather than a restaurant dinner. This was widely accepted by members in attendance. Details to follow.

Architectural Committee – Kathy Kunsman resigned. Jennifer Arata taking over committee leadership.

Lisa Lin resigned the Treasurer position effective after this meeting.

Election of Directors

Jeremy Froehner stepping down as President – continuing as Vice President.

John Arata accepted role as President - request from Jeremy Froehner

Michele O’Hara continuing as Secretary

No Treasurer at this time

Motion by Tom Madson to approve new board of directors, 2nd by Lisa Lin

Members Open Forum

Request for contact if change of phone numbers, email etc. Contact Kathy Kunsman or Jadine Auyeung with any changes.

Community Walk thru will only apply to front of homes or areas visible from the street.

Speeding in Community is getting dangerous and cars are not stopping at the Stop Signs. Suggestions for speed limit signage and possible "No Exit" sign. Follow-up needed for this safety issue.

Landon Wetzel thanked again for painting our mailboxes and street signs. Landon also provided replacement parts for entry way and common area fences. Request again to replace additional broken and/or rotting fence rails.

Tammy Allen gave information about a new grass for the neighborhood to consider when replacing sod. Citrablue will stay green and look healthy even in draught conditions. We will look into possibly adding this to acceptable sod replacement options for the community.

Motion to Adjourn

Proposed by John Arata at 7:46PM 2nd by Tom Madson