

Spring Mills Board of Directors Minutes – January 20, 2020

Present: Stephen Casimir, Ed Flake, Tammy Catlett, Ron Little, Rick Greenwood, and Heather Field

Absent: None

Meeting was called to order at 7:02 P.M. by President Stephen Casimir.

Minutes from the November meeting were accepted as submitted.

PRESIDENT’S REMARKS:

Stephen opened and welcomed everyone.

FINANCIAL REPORT:

Heather Field provided financial reports and bank balances.

Heather stated that income is over the budgeted amount due to new home sales. All commercial accounts have been paid.

The board discussed the collection process for the accounts in collection that remain substantially unpaid.

COMMITTEE REPORTS:

Administrative: Heather Field provided a copy of the proposed 2020/21 budget.

Ron Little pointed out that the format of the budget has changed to give more information. Ron discussed the calculations and contingency amount. The board discussed the proposed budget. A couple minor changes will be made to the budget. The final draft will be sent via email prior to the next BOD meeting to ensure the budget is ready for the annual meeting.

Architectural Control Committee: Heather Field had no news to report.

Communication Reports: Rick Greenwood had no news to report. He will be taking pictures of CNB to make a note of thanks for use of their office space for the monthly BOD meetings.

Community Development: Rick discussed an Easter Egg Hunt on to be held on April 4th at the Community Park at noon. Rick will also reach out for volunteers via Facebook.

Compliance: Heather Field and Michelle Showers have on-going inspections and follow ups.

Grounds: Heather will be ordering the Dartmouth reflection marker.

Pool & Community Park: Ed Flake will be meeting with pool staff on Wednesday to discuss the upcoming pool season.

Roads: Heather Field said that Justin Henry will be taking down the carriage home signs as they sold the last of the carriage homes.

Neighborhood Watch: No news to report.

Action/Discussion Items:

- A. Capital Reserve Study – Revisions to the study are proposed for the BOD’s review and consideration.
 - a. Ed Flake moved to adopt the new reserve study. Ron Little seconded. Motion carried unanimously.

Old/New Business

- Stormwater drainage onto Radcliff lots - POC Heather, ECD February 2020
- Bylaws amendments if needed – POC: Stephen, ECD March 2020
- Repaint speed bumps in spring – POC: Michelle, ECD May 2020
- Powerwash gazebo – POC: Michelle, ECD April 2020

Upcoming Newsletter: The article deadline for the May 11th newsletter will be April 23rd.

Topics for this newsletter include:

- President’s message
- Manager’s message
- New Construction status
- Pool opening
- Summer Events
- Community Business Highlight

Next Meeting

The next Board of Directors meeting is currently scheduled for Tuesday, February 18th. The Annual Meeting will be held on Tuesday, February 25th.

Motion Summary

Ed Flake moved to adopt the new reserve study. Ron Little seconded. Motion carried unanimously.

Rick Greenwood moved to adjourn; Tammy Catlett seconded. Motion carried unanimously.

Meeting adjourned at 9:03 P.M.

Respectfully submitted,

Ashley Arch, Recording Secretary

Stephen Casimir, President, Spring Mills Board of Directors

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