

Auburn Hills Swimming Facility Master Association (AHSFMA)

Board Meeting Minutes – December 8, 2014

Board Members Present:

Sarah Funke, Treasurer (Director at Large)
Debbie Travis, Director at Large (President of Fairways)
John Oborny, President (President of Enclave)
Sara Kepley, Director at Large (President Legends/Meadows)
Ryan Nall, Director at Large

Board Members Absent:

Dan Withers, Vice President
Linda Flick, Secretary (Representative from Stoneleigh)

HOA Management Services Present:

Rodney Wright

Call to Order at 6:28 p.m.

Registration of Proxy Statement:

John Oborny provided a written proxy statement and acknowledgement signed by Linda Flick enabling John to vote in her proxy during the board meeting.

Approval of Minutes:

- **Motion: To approve minutes from October 13, 2014 regular Board Meeting. Vote: Motion was approved unanimously by Board Members present and voting. Two board member abstained from voting. Resolve: Minutes ready to be posted on website.**

HOA Management Report given by Rodney Wright:

- **Routine financials were distributed to the Board Members.**

Treasurer Report Given by Sarah Funke:

- Discussion of 2015 Budget.
- HOA Management fees increased due their new contract effective 12/1/14.
- Water leak at the Fairways caused a high water bill. Water is now turned off at all locations. Further investigation will be needed in the spring.

New Business:

- **Discussion on board of director membership for 2015 in preparation for annual members' meeting in January 2015.**

- **Motion:** Motion made to accept bid of \$16,000 to replace rock and rock drainage around the Meadows pond (directly south of the clubhouse). Motion failed for lack of second. **Resolve:** None.
- **Motion:** To accept bid by Twin Rivers Tree Trimming and Landscaping for \$1,400 to replace rock drainage around Meadows. **Vote:** Motion was approved unanimously by Board Members present and voting. **Resolve:** HOA Management to contact vendor to coordinate work this winter.
- **Motion:** To engage Jeff Pots, 20/20 Creative, to host and manage the website and to renew the domain name with GoDaddy. **Vote:** Motion was approved unanimously by Board Members present and voting. **Resolve:** HOA Management to contact vendor to coordinate website.
- **Motion:** To change the pool and clubhouse reservation policy so that each entity (Enclave Pool, Meadows Pool, Legends Pool, Fairways Pool, Meadows Clubhouse and Legends Clubhouse) is a separate entity and the annual free rental by members applies to only one entity. Thereafter the rental fee for each entity is \$75.00. **Vote:** Motion was approved unanimously by Board Members present and voting. **Resolve:** HOA Management to coordinate changes to the website reservation information and information to be included with the dues mailing at the end of December.
- **Motion:** To revise invoice policy to read as follows, "If full payment is received by the 5th of the month, write off current month's interest." **Vote:** Motion was approved unanimously by Board Members present and voting. **Resolve:** HOA Management to implement policy when processing member dues.
- **Motion:** To revise collection policy to read as follows, "Automatic collections will occur on July 15th on any account with a balance over \$100.00". **Vote:** Motion was approved unanimously by Board Members present and voting. **Resolve:** HOA Management to implement policy when processing member dues.
- HOA Management will procure lawn care bids for 2015 for discussion at next board meeting.

Entered Executive Session at 8:23 p.m.

Executive Session Ended at 8:32 p.m.

- **Motion:** Motion made to propose at \$1,790.00 settlement to account number 15876. **Vote:** Motion approved unanimously by Board Members present and voting. **Resolve:** Information will be communicated with account number 15876.

- **Discussion tabled for next meeting on creating a new homeowners letter for exempt lots.**
- **Motion: To adjourn meeting. Vote: Motion was approved unanimously by Board Members present and voting. Meeting adjourned at 8:43 p.m.**
- **Next Meeting, January 17, 2015 at 10:00 a.m. for Annual Members meeting with board meeting immediately following.**