

Auburn Hills Swimming Facility Master Association (AHSFMA)

Board Meeting – Monday February 11, 2013

Meeting was called to order at 6:30 PM at the Legend's Clubhouse.

Board Members Present:

Tim Clark – President (President of Fairway)
John Oborny – Vice President (President of Enclave)
Sarah Funke – Treasurer (Director at Large)
Sara Kepley – Director at Large (President of Legends/Meadows)
Ryan Nall – Director at Large

Absent:

Linda Flick — Secretary (Representative for Stoneleigh)
Dan Withers – Director at Large

Guest Present:

Rodney Wright – HOA Management
Ashley Augustine – HOA Management
Kris - State Farm Insurance

Guest – State Farm Insurance:

She explained our policies, limits and liabilities. The Association should keep all installed equipment in working order. If damage to equipment or facilities occurs; document notification date and repair date.

- **Resolve: Board requested HOA Management to maintain a log of problems, problem notification date and repair dates.**

Approval of Minutes:

- **Motion: To approve the Minutes from December 10, 2012 Board Meeting.**
- **Vote: Motion Approved Unanimously.**
- **Resolve: Minutes to be posted on website.**

HOA Management reports:

- Provided January Financial reports.
- Provided lawn vendor bids.

Treasurer's Report given by Sarah Funke:

- Sarah discussed January financial reports.
- Starting Feb. 2013, an additional \$1,000.00 per month will be paid to MoO loan principal per approved Budget from December meeting. This amount will be discussed and approved on each year's budget.
- Per loan requirement; \$15,000.00 will be placed in a savings/reserve account at MoO CAB account by the end of Feb. 2013.
- Reviewed past due member accounts.
- Current financials were provided to all board members and were reviewed.
- Sarah noted that the bill from the attorney to review the loan documents from Mutual of Omaha Bank (MoO) was \$2,500.00. This item was not budgeted but necessary.
- In March all banks accounts for AHSFMA will be moved to MoO.
- **Motion: To approve the Treasurer's Report**
- **Vote: Motion approved unanimously.**
- **Resolve: After discussion the Board was satisfied with the report presented.**

Unfinished Business:

- Multiple Lawn care bids for 2013 were reviewed.
- **Motion: Accept Keller Lawn Service written proposal.**
- **Vote: Motion Approved (4 yes, 1 no)**
- **Resolve: HOA Management will coordinate contract for 2013 season.**

- Pool care bids for 2013 were reviewed.
- **Motion: Accept Platinum Pools written proposal.**
- **Vote: Motion Approved (4 yes, 1 no)**
- **Resolve: HOA Management will coordinate contract for 2013 season and to order a pool liner with installation for kid's pool at both the Meadows and Enclave to be installed before opening of 2013 season.**
- Discussion regarding timely pool and facility repairs ensued.
- **Motion: That HOA Management is empowered to immediately address pool and facility repairs up to \$200.00 without additional board approval.**
- **Vote: Motion approved unanimously**
- **Resolve: HOA Management will be empowered to make repairs to the pool and facility on behalf of the board for up to \$200.00 this season in order to expedite the repair process.**
- Discussed Fountain repair at Legends pond.
- **Motion: Do not repair fountain this year. Board will discuss again next year.**
- **Vote: Motion Approved (4 yes, 1 no)**
- **Resolve: Fountain is stored with HOA Management until further discussion.**
- Discussed many maintenance items needed at the facilities. These items were deferred to next meeting. A "walk-around" was scheduled for Sat. 3-2-13 to review & prioritize problems.
- Discussed cleaning of clubhouses. Board requested HOA Management to fine member's per rules if clubhouse is not cleaned properly after reservation. HOA Management informed Board there might be additional charges to Pool Association if their company or a cleaning company is required to perform cleaning duties.

New Business:

- Discussed changes to clarify reservations verbiage on clubhouse and pool rules.
- **Motion: Change number 4 of Clubhouse rules to state. "Reservation cannot be made more than 90 days in advance."**
- **Vote: Motion Approved (Unanimous)**
- **Resolve: HOA Management will change rules and post on website.**
- **Motion: That the officer's for the AHMSFA Board of Directors remain the same.**
- **Vote: Motion approved unanimously.**
- **Resolve: Tim Clark remains President, John Oborny remains Vice-President, Sarah Funke remains Treasurer and Linda Flick remains Secretary.**

Next meeting will be Board Meeting on March 11, 2013

Meeting adjourned at 9:30PM

Minutes submitted by: Linda Flick