

Change in bold.

Approved May 7, 2020

Admiral Heights Improvement Association Board's GoToMeeting hosted by Scott Gibson
April 2, 2020

Called to order: 8:06 p.m. by President Scott Gibson

Attendance: All AHIA Board members attended – Martha Thorn, Gibson, Tonya McGinnis, Cindy Radulovich, John Leupold, Derek Lotfi, Maggie Rogers, Grant Garcia, Elizabeth “Lizzie” Coelho, Joe Flasher, Bo Conroy and Jen Hall.

Minutes: Minutes for the January & February board meetings & the March general membership meeting were approved by the board. December 2019 minutes were tabled until Gibson clarifies some of the wording.

Bylaws: In October 2019 the general membership approved three amendments to the bylaws. The only previous bylaws Gibson could find were those on the Admiral Heights Improvement Association website. He recreated these bylaws to include the amendments. In the process of recreating the bylaws he found an error. Article III, Section 10a, references a Section 9(b) of Article III. There is no Section 9(b) of Article III. He wondered if it would be OK to fix that error or if the bylaws will need to go before the general membership again. **Gibson has offered to ask the lawyers/legal department at his work.**

Treasurer's Report: The mail hasn't been picked up in three weeks due to the Novel Coronavirus (COVID-19) pandemic. Board members discussed whether picking up the mail was essential, and if it was essential, who should do it. Thorn has the key to the post office box.

The treasurer rolled over \$18,000 into an 18-month CD. He said the 1.3927 rate was terrible but he didn't think we would find a better rate. He doesn't think we'll need the money as we go into next year.

About 212 members have paid dues amounting to just over \$9,000. This is one of the best years the association has had in a long time. The last time the membership was that high was when Bozzuto Homes, Inc., announced plans to develop the WNAV property and threatened to cut an access road through Admiral Heights. Gibson would like to thank everyone who paid their dues in the next newsletter, by flyer, website, email and/or Facebook.

Expenses are about the same except the Easter egg hunt and the spring yard sale are being canceled, and GreenScape is being postponed. AHIA did get a mowing bill for \$300 which is about what we expected.

The treasurer's report was accepted.

Events: See above for cancellations. Keren Lotfi is planning an Easter egg scavenger hunt where families can take their children around the neighborhood, looking for Easter egg

drawings that have been colored and posted in the windows. A birthday party, Shamrock scavenger hunt, a “zoofari,” and a scavenger hunt hosted by Barbara Hendricks have already been held. Thorn plans to write a story about the hunts. Flasher and Leupold said they would fact check it. Flasher made an app that can be used on one’s phone for an “Admiral Hunt.”

Kayak rack rentals: Residents are paying for one, two or three years. Anything more than that, Leupold is putting as a donation.

Williams Dock: A standpipe would double the budget of the dock from \$40,000 to \$80,000, putting the project out of AHIA’s reach. Jim Golden has tried to get the fire department to relax its code, but the department probably won’t waive the requirement. The Boat Club is trying to get another quote and come up with another plan, including replacing a third of the pilings.

The lease calls for the Boat Club & AHIA to both contribute \$750 toward saving for docks at Dewey & Williams. The two can “mutually forgive” the amount. Dewey Dock doesn’t need a fire suppression device. A floating dock could be put there.

The Boat Club maintains that if we don’t have a community marina, home values will go down. One realtor said that as long as we have something like Dewey Dock & kayak racks, home values shouldn’t change much, if any. We would still have the pool which contributes to home values.

Special benefit district: No action has been taken. A petition delineating the purpose of the special benefit district will be drafted.

Election: Scott Gibson will continue as president and Leupold as treasurer for another year. Conroy will take over as vice president and Radulovich as secretary. The vice president serves as backup to the president and helps prep for general membership meetings. Conroy and McGinnis will co-chair the Grounds Committee. If needed, Thorn will serve as backup to the secretary.

Sampson/Porter Circle: Two years ago, the circle wasn’t in the grounds contract. Then, a once a year weeding was added. This needs to be double checked. If it’s covered under the contract, AHIA should have the contractor do it.

To do:

Work on wording of petition for special benefit district - ????

Double check whether circle weeding is included in contract – Grounds Committee

Check on how to correct bylaws error – Gibson

Clarify wording of December minutes – Gibson

The meeting was adjourned at 9:20 p.m.

Submitted by Martha Thorn, Secretary