

HIDDENBROOK HOMEOWNERS ASSOCIATION MONTHLY MEETING

Board Meeting- April 18, 2017

Meeting called to order at 7:31pm

Attending:

HOA Board	HOA Members	S&T Members	Support Staff

HOA Board Members	HOA Members	S&T Members
President – Joan Koss	Todd Huse	
VP- Chaz Holland		
Sec.- Paige Dyer		
Treasurer- Pam Spencer		
At-Large- Kristin Leveto		
Prop. Manager- Lisa Cornaire		
Bookkeeper- absent		

April Monthly Meeting

Motion to approve the agenda: Unanimous with the addition of Pool Punch list under New Business

Motion to approve the March minutes: Unanimous with minor changes

HOA Member Open Forum

No comments

S&T Open Forum

No comments

Committee Reports

Social

Nothing to report

Pool

The Board would like to arrange a meeting with the swim team's steering committee to review the upcoming season.

The swim team's annual yard sale will be May 13, 2017.

Kristin created a sign-up genius for the pool opening party. The link will be sent out in the May newsletter and posted to the facebook page.

The pool is scheduled to be drained and refilled next week. Once the shower fixtures arrive, the sundeck and partitions will be installed.

The water aerobics instructor has agreed to 2 classes per week (ideally Tuesday and Friday), from 7:00pm-8:00pm. The cost is \$50.00 with a minimum number of 10 participants.

S&T Bylaws Task Force

The Board reviewed the task force's request to submit questions generated to the finance committee for guidance and suggestions. Lisa will pass this along to the Finance Committee.

Finance

No monthly report was submitted.

ARC

The committee will decide upon the date of the annual property inspection. The date will be announced in the next Mainstream and posted to facebook.

Capital Improvement

Nothing to report.

Communications

Articles for the newsletter due to Joan by April 25th.

Information to include this month in the newsletter and/or email: Prescription drug drop off date is April 29th; reminder to pay S&T dues; link to sign up genius for opening party; information on water aerobics and the swim team newsletter.

Tennis

Nothing to report.

Clubhouse

The committee is considering installing a locked gate to block off the downstairs areas during rentals.

The clubhouse rental agreement is being revised. The “agreement” will be changed to a “Rental Contract”.

The replacement of the marquee will be delayed until the fall. The Board will consider options to screen the transformers near the property entrance.

Old Business

1. Bathroom renovations were discussed in the pool committee report.
2. Deck project is waiting for county approval. The county considers the property commercial rather than residential. Work should begin in 1-2 weeks.
3. The Board decided to postpone the roof replacement until after the pool season. Landscaping will now move forward.

New Business

The Board reviewed NV Pool’s annual maintenance punch list quotes. Meg will be informed of reserve items related to the pool maintenance. Approval of the maintenance items was unanimous with the exclusion the new vacuum.

The guards will be coming in early 3 days a week to vacuum.

Casey will be the pool manager again this season.

Management Report

Five accounts were turned over to the attorney for collections. There are 103 outstanding S&T dues. Reminder to pay dues will be sent out.

Treasurer

DBA documents were filed with the SEC for Hiddenbrook Swim & Tennis.

Cardinal Bank is now United Bank and moved to Reston.

Bookkeeper

No news to report.

Adjourn: Meeting was adjourned at 8:53 pm.