



## **Inspiration on Green Mountain Official HOA Board Meeting February 16, 2021 6:30PM – 8:30 PM**

Inspiration and Preserve HOA Members. Below was the agenda for the latest Board Meeting and our following discussion in italics.

- I. Presentation by Mr. Patrick Lunsford – *Presented to the Board to conduct a Spring Yard Sale. Patrick will take the lead on coordinating it and will let the HOA know the date. As part of the instructions, parking will be identified on which side of the street will be allowed. All Board members concurred.*
- II. Dina (C&Rs HOA POC) Intro and Violation Review – *She provided a read-ahead of all potential violations going off of the Covenants & Restrictions (C&Rs). The process for Violations will be 1) violation identified, 2) email sent notifying homeowner, another email sent on violation within the same week 3) followed up by letter in the mail 4) if no response then certified letter is sent with further actions identified 5) if no response or violation rectified a fine will be assessed 6) if not rectified possibility of a lien on property is subject to be assessed. The following was discussed in detail of potential violations:*
  - *Garbage Cans – The Board discussed what would be an acceptable standard where an ACC request was not needed. Board concurred on **two** cans being visible on the street, no boxes or trash other than on garbage day. Lawn and leaf bags are allowed by the garbage cans next to your home, and then on the street the day before garbage is picked up. Bagged grass or leaves not to be left on the street more than one garbage cycle.*
  - *Basket Ball Hoops – Allowed to have a free standing basketball hoop, but must submit an ACC request for its location.*
  - *Signs – Political signs are allowed two weeks prior to election, but must be removed 1 day after election is over.*
  - *Fountain structure/statues – new ones must be approved via an ACC request*
  - *Firewood – Allowed but must be neatly stacked on property*
- III. New ACC Request by homeowner – *Will be responded to directly, however request to move an HOA Tree is granted. It was planted too close to the driveway. Mr. Dave Hall Grounds Committee POC will provide specifications for mulch ring size etc.*
- IV. Budget – *Reviewed actual expense to date and will be posted to the HOA website*

- V. Board Membership – *Discussion of possibly having current Board members transition off of Board. As reminder, if a homeowner would like to serve on the HOA Board, they first must serve on a committee. All committees have open positions and welcome new members. This will be discussed further at the next Board meeting.*
- VI. Maintenance on Common Areas – *Board discussed what kind of improvements need to be made. Would like to hear from the homeowners if there is a common area around them that needs attention. Board mentioned fence along Shawdee and Guard Shacks needing painting. Will be discussed further at next Board meeting.*
- VII. Social Committee – *Looking to provide the HOA a safe social event. We are following the States mandates, but as soon as restrictions are lifted we will send out a notification.*
- VIII. HOA Communication Method – *Discussion of Board hosting a virtual HOA meeting via Zoom. Until details are released, any HOA member can address the Board at the next Board meeting with any questions or suggestions. Please click on the “Ask The Board A Question Form” on the website <<http://www.theinspirationhoa.info>>*
- IX. Lodge Update - *Several new items for the gym have been approved to be purchased, a rack of free weights, and a tread mill. Lodge Board has hired a person to manage the swipe card and camera review and violations. A Swipe-card orientation meetings will be conducted at least quarterly for Lodge members. HOA members should be aware that the Lodge is a non-profit entity and all dues go solely to operating expenses. No costs are incurred for loan repayment (including interest) for the property itself. Those costs are borne and paid for by the developer.*
- X. Adjournment – *8:30 PM*