



## **HOMEOWNERS' ASSOCIATION, INC.**

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### **Board of Directors Meeting**

Saturday, September 26, 2020

9:30am at Pool #2

The meeting was called to order with a quorum present by President Ron Perholtz at 9:30am.

Board Members present at this meeting were President Ron Perholtz, Treasurer Pegeen Kelty, and Director Chris Abbott. Valerie DeFalco and Gail Freese were also in attendance.

Approval of the Agenda: Pegeen Kelty made a motion to approve the September 26, 2020 agenda. Seconded by Ron Perholtz. All were in favor.

### **NEW BUSINESS:**

Question and Answer Session Regarding Proposed Covenant Amendments: Ron Perholtz reviewed, and the Board and Membership discussed, each of the ten (10) amendments, clarifying the reasons and/or intent for the changes to the Covenants.

During the Covenant discussion about roof replacement, Ron Perholtz stated that the community would not be moving forward with aluminum roofs, or a bank loan to cover the cost of re-roofing. Shingles will be installed, and the association will be following the schedule as stated in the Covenants. The reason for changing the Covenants now would be for future roof installations should new materials become available.

Open Board Position: Ron Perholtz reported that Cory Surface has resigned as the Board Secretary.

#### Agenda Items Added:

6183-3 Front Door Replacement: Ron Perholtz made a motion to approve homeowner's request to replace existing door. Chris Abbott seconded. All were in favor.

Additional Kayak Rack: This item has been deferred. Riverwalk cannot infringe on SFWM property and there is no room to build near Bldg. 6295. Need to obtain a survey property boundary before moving forward.

Additional Chairs for Pool 3: Ron Perholtz stated chair replacement should be put in the budget for 2021. Wayne Frinkle at 6223-2 does re-strapping. Valerie will obtain a quote from him to replace strapping on some of the existing chairs.

6303-1 Roof: Ron Perholtz made a motion to "wrap" unit 6303-1 to protect roof from leaking until the shingles have been replaced. Chris Abbott seconded. All were in favor.

#### Adjournment:

Ron Perholtz made a motion to adjourn this meeting at 11:00am. Seconded by Chris Abbott. All were in favor.