

**Armfield Homeowners Association
Board of Directors Meeting
Minutes of December 2, 2021, Board Meeting**

Present: Robert Shear, Reghu Gopinathan, Galileo Lopez, Greg Seiler and Susan Hanson
Management: Jennifer Carman and Trish Langley

Administrative:

1. The meeting was called to order at 7:06 pm
2. The next meeting will be held on January 27, 2022, at 7pm.

Resident Input

1. Neighborhood Boy Scout added a rock geocache by the poolside

Report of Committees:

None

Management Agent Report:

Ms. Trish Langley replaced Jennifer Carman as the management representative.

New Business:

2. Motion to approve minutes from October 2021 meeting – Approved
3. Board is leaning towards Bishop's Tennis's Option #1 (\$40,170.00) proposal for upgrading the Tennis court lights, tabled for next meeting. Trish to check the options for delaying option #2 (additional \$25K) with Bishop's.
4. Board approved Proposal from Crystal Aquatics to replace the Main Pool Pump for \$11,000.00
5. Board approved \$1250.00 for the Pool management system from Member Splash
6. Board reviewed and approved the 2019 and 2020 draft audit report from Goldklang Group
7. Motion is made and passed: "The Association elects to apply all or part of the excess assessment income to the following year's assessments and that such final amount shall be at the Board's discretion"
8. Board approved proposal from Tibbs Paving to do the Asphalt Trail Overlay for \$6,225.00
9. Board approved motion to approve resolution 2021-01 for the Use of Electronic Means for meeting and Voting
10. Board discussed the general maintenance and upkeep of the neighborhood and asked about tracking the member requests

Financial Matters:

1. Management presented financial reports for the period ending December 31, 2020. There was \$269,539.04 in the operating accounts, \$235,631.93 in the MM, and 16,185.59 in certificates of deposit. Reserve account balance is \$369,231.52. Account receivables are \$11,228.38

Minutes Approved: _____

Date: _____