

Martha's Landing HOA Board Meeting Minutes November 12, 2016

10:10 meeting start

Tom, Kirk, Kai, Carla, Kathy, Cynthia

General discussion before reviewing the proposed budget:

Tom will be sending out notice to campus residents and homeowners about cars parking in the driveway/fire lane. Car's will be stickered and if not moved they will be towed at the owner's expense.

The orange buckets of ice melt have been set out around campus for anyone to use, please notify Tom if yours becomes empty

Dryer Vent Solutions will be cleaning all dryer vents on November 29th (completed)

A building has seen the electric bill doubled, if the next bill continues to show super high use, it will be investigated to find out why

Check on why carport and outdoor breezeway lighting is on all day as well as at night

B202 painters did not replace the peephole or door knocker, some painting of siding still needed here too

A, B and G building red paint on the doors is not curing properly, being investigated and may have to wait for outside temperatures to resolve/repaint

FHA paperwork and \$500 fee submitted; pending response

A proposal has been made to address the drainage problems on campus (G bldg, Cabana) standing water against the foundation-The Board is still reviewing options

Lights in the cabana kitchenette area are connected to the back door and hall ways and are on a lot and don't need to be. Tom addressing the possibility of having them wired separately from each other.

The cabana key fob system is wired in; cards will begin to be distributed soon.

A tankless water heater for the cabana showers was proposed for consideration

The Budget was reviewed by the HOA Board and due to the list of work items that need to be done in the next year or two; we will continue the current special assessment for 2017. The same totals and monthly payments will continue that you are paying now.

We have a list of costs for needed improvements to complete which are shown on the documents all Homeowners received in the mail.

Budget Ratification Meeting scheduled for December 3, 2016 at 10:00am in the Clubhouse. All Homeowners were notified by mail.