

**COURTYARD HOMEOWNERS ASSOCIATION**  
**BOARD MEETING MINUTES**  
**TUESDAY June 16, 2015**  
**6:30 p.m.**  
**OFFICE BLDG. @ Courtyard Dr. & NSIC**

I. Call to Order: All board members with the exception of Cathleen were present. Marilyn Childress was in attendance for GMI.

II. Approval of May 19, 2015 meeting minutes: Waneen moved to accept the minutes as written. After a second from Jim, all voted to approve the minutes

III. Committee Reports

A. ECC: Diana reported that 5303 SSIC has still not appropriately completed his landscaping. Leslie will prepare a draft complaint letter covering the landscaping failures and trash cans left outside in plain view.

B. Community Park: No report. However, Leslie reported that a lot of tree trimming was done around the pond and along the road into the park. Jim will get a quote on painting some 'No Parking' areas just inside and outside the entrance gate.

C. Landscape /Decorating: No report

D. Security: Nothing to report

E. Welcome: No report

F. Social: Joany sent an email that the July 4<sup>th</sup> plans are well under way and that all preparations are taken care of.

G. Communications: Diana Apgar requested that her contact information be corrected in the Caller, and Leslie said she would get them in the August edition.

H. Compliance: No report other than the 5303 SS landscape requirements previously addressed.

I. Kayak: All but 3 slots are paid for the next year. In the coming months, Waneen and her committee will review eligibility requirements for a space in the rack.

J. Fire Safety & Prevention: No report

IV. Financial: Jim reported \$127,500 in the bank at the end of May. The board agreed with Diana Apgars suggestion to add "Flood" as a capital expense item in the 2016 budget.

V. New Business

A. 2014 audit engagement letter: Jim has the engagement letter and will review and sign.

B. Tenant use of common areas: To be determined

C. 5408 SSIC: Leslie will generate a letter for the board to approve which will contain a deadline to bring the property into compliance.

D. Insurance for boat parking space lessee's: After a general discussion and input from board members and homeowners present and via email, Jim moved to lower the required \$1,000,000 amount of coverage to \$500,000. Paul seconded and all voted to lower the amount to \$500,000.

VI. Old Business

A. Designated fishing areas in park – pending (WS & TE): Tabled

B. Runoff & erosion controls needed for kayak rack area – Tabled (WS):  
Tabled

C. Questions regarding drones over Booth property (LC): Leslie is finalizing a letter to send to the Booths property manager.

VIII. Set next meeting date (if needed) – July 13, 2015

IX. Adjourn: Waneen moved to adjourn and after a second from Paul the meeting was adjourned.

Approved: \_\_\_\_\_

or

Approved as Corrected: \_\_\_\_\_

Date: \_\_\_\_\_

Date: \_\_\_\_\_