

MADWA Board Meeting
October 18, 2020

Location: Zoom Meeting due to Coronavirus protocol

Board Members Call In: Greg Gurewitz, President; Bob Cavello, Treasurer; Tonya Krause Cuneo, Secretary

Omega Management Call In: Matt Overbeck, Tracie Kapaun (sitting in to gain experience)

Members Call In: Gary Reinecke, Bill Auschenbach

Item 1: Call to Order:

The meeting was called to order at 633pm by Greg Gurewitz

Item 2: Homeowner Input:

Greg has gift cert for Gary, Mike and Bill for all the work done on sprinklers this past summer

Gary- Pond Treatment trial in basement using “muck be gone”- experiment to determine how to treat pond in the summer.

Item 3: Board Approvals:

A motion to approve actions taken by the board since the last meeting that are listed below and in the agenda was made and passed.

- Agenda: Nov 18, 2020
- Minutes: Sept 17, 2020
- Consent Agenda:
 - Timberline shrub planting

Item 4: Treasurer’s Report, Bob Cavello:

Checking: \$25,314.07 as of October 31, 2020

Checking Account has a budget surplus of \$8,395.79

Reserve: \$128,406.95 as of October 31, 2020

Treasurer Notes:

- Seeking clarity if double billed last month 10/1 and 10/9 for management fees. Matt will follow up and report to board.

Item 5: Management Report, Matt Overbeck:

Management Report:

approve next years budget bob move , greg second, then approved

- Financials
 - Timberline for major repair of irrigation
 - 2021 Operating budget and assessment- dues remain same
 - YTS 2021 Contract – New revised contract which will only be approving Lindon trees and crabapple trees. Will re-eval in spring with consideration removal of borash tree and pruning some trees.
 - Maintenance
 - Timberline Renewal Contract
 - \$2500, \$2650, \$2800/month for the next 3 years
 - Contract extension was approved unanimously by the board

- Projects
 - Pond Fountain– Tabled until Gary’s experiment results to determine decision for pond
 - On hold at this time until more information is gathered, fountain type determined, and Master Association approval obtained.
- Irrigation Power Source Info
 - Meeting with Mercury Electric to be scheduled. Status update?
- Lehman Lane Monuments
 - Master Association/Associa responsibility, no update on repairs at this time
 - Bob Cavello will get contact of Master Association to look at their notes to clarify who to readdress monument repairs

New Business:

- **2021 assessment stay the same \$360 and approved.**
- **Consider revised full service management**
- **Lance reached out with full management, there would be 0% increase. Leave as is until decision of management company to full service or financial service only. Annual renewal is 3/31. 60 day notice needed. Would be 1/31/2021 for notice if making changes.**
- **Matt sent current contract to Greg**
- Project for Next Spring
 - Gutter repairs
 - Canister lights replacement under garages
 - House Numbers replaced
 - Shrubs
 - Missing shrubs have been identified and will be replaced
 - Miscellaneous Maintenance
 - Caulking on some homes may need to be repaired in the spring
 - Garage Doors
 - 2 homes to have doors replaced this year, 2 more in the queue

Item 6: Next Meeting Date:

Wed Feb 17, 2021 6:30pm

Item 7: Adjournment:

Meeting Adjournment at 7:19pm