



Board Meeting Minutes

JANUARY 28, 2021 / 7:00 PM / VIRTUAL MEETING

Attendees

Name	Role	Initials	Attendance
Subhasis Datta	President	SD	Present
Don Funkhouser	Vice President	DF	Present
Paul Witting	Treasurer	PW	Present
Mike Wolmetz	Board Member	DF	Present
Carmen de Perignat	Board Member/AECC Chair	CdP	Present
Evgeny Tsypnyatov	Board Member	ET	Present
Neil Smith	Secretary	NS	Present
Scott Wertlieb	Vista Management (VM)	SW	Present
Adam Ochner	Vista Management (VM)	AO	Present
Francisco Quispe	Homeowner	-	Present
Emily Funkhouser	Homeowner	-	Present

Agenda

7:00 - 7:20 PM: Opening

7:20 - 8:20 PM: Priority Business

8:20 - 8:50 PM: Ongoing Business

8:50 - 9:00 PM: Closing

Notes

OPENING

- Meeting called to order at 7:05pm by Subhasis Datta, President.
- Financials - \$24k in the checking account, \$222k reserve and \$54k in the new reserve. \$5k in the operating account.
- Dues: Only 27 units have not yet paid their annual dues.

PRIORITY BUSINESS

Year End Financial Review

Information has been sent by Vista to Jim Layton. There are some other items to provide to him but he has enough information to get started on the review.

Allentuck Landscaping

SW to send the signed contract for the annual landscaping agreement.

Clearance of the felled tree has begun in the woods between Flints Grove Drive and Pebble Hill Lane. Other prices to be received for additional items.

Fall Inspection Report

AECC will convene to determine the best approach to sending the Home Improvement letters.

Townhome Accounting

Further Board discussion on the current board obligations around townhome accounting. More research will be conducted around this.

Survey Results Discussion

Over 60 responses were received for the Homeowner Survey. High level results were discussed with an overview of results to be shared in a forthcoming Newsletter.

CLOSING

- Motion to approve these minutes.
- Meeting adjourned at 8:58pm.

Votes

Motion	For	Against	Abstain
Motion to approve Jan 28th Board Meeting Minutes	ALL		

AECC Approvals

1. 30 Flints Grove Drive - Garage Door Replacement - Approved Dec. 22, 2020
2. 14525 Antigone Drive - Skylight Replacement - Approved Jan. 22, 2021