

The Cottages at Millhopper Forest Homeowner's Association, Inc.
Board of Directors Meeting

April 25, 2017

Millhopper Library
3145 NW 43rd Street
Gainesville, FL 32606
6:00 PM

Minutes

Location

Millhopper Library, 3145 NW 43rd Street, Gainesville, FL 32606

Call to Order

The meeting was called to order at 7:45 PM.

Attendance, Roll Call, Determination of Quorum

Board members present were Penny Bugos, Chuck Goad and Steve Scanlan. A quorum was established. Representative present from Guardian Association Management was Kelly Burch.

Reading and Disposal of Any Unapproved Minutes

Chuck made a motion to waive the reading and approve the minutes of the January 25, 2017 Board Meeting. It was seconded by Penny and approved unanimously.

Reports of Officers

Chuck provided a review of the March financials and reported that the recent replacement of the pump in the well depleted the reserve account. He noted that the Board will need to seriously consider an increase in the funding of the reserve account for the well with the 2018 Budget.

Unfinished Business:

Review of Action Items: The action items were reviewed and updated, included in meeting packet.

New Business

Irrigation Well: A few owners in The Cottages requested that Millhopper Forest contribute to the funding of the well reserve and watering expense as the common areas for Millhopper Forest are watered using the irrigation provided by the well, specifically, the common area along NW 58th Street and the large retention area in The Cottages. The Board agreed by consensus that an evaluation of the zones would need to be completed to determine how many zones were used to water Millhopper Forest common area in an effort to help determine an approximate ratio of zones used.

Other: Mr. & Mrs. Emmel reported that a large pine tree in the common area behind their home had a hole in the bottom of it. Management was asked to have A&S Tree Service evaluate the tree and provide a proposal for removal at the time of the tree work that will be completed with the brick wall repair.

Adjournment

There being no further business, the meeting was adjourned at 8:12 PM.

Respectfully submitted by Kelly Burch, Guardian Association Management