

Reynolds Farm HOA Board meeting August 10, 2020

Attendees: Al Orendorf, Trio Property Management

Gregg Missback, President (2021)

Bob Epp, Secretary (2021)

Bonnie Prushnok, Director at Large (2022).

Karen Ramon, Director at Large (2022)

Visitors: Sue Winterstein and Jeff Schwander

1. Call to Order 6:44 PM
2. Approval of Minutes: Gregg noted the word "security" fence in the minutes. He suggested a change to "privacy" fence. Bonnie made a motion to approve the July minutes with the change. Gregg seconded the motion which passed unanimously.
3. Manager's Report: Al is getting insurance bids from several companies since Travelers may be raising their rates. There have been a few barn locker and floor space cancellations. The website has been updated with the current list of tenants. There may be two floor vacancies available. July and August water bills will be paid in August. There are two irrigation leaks. One is behind 969-967 and the other along Fordham with the drip lines. Garrett is working on both. He will be connecting the baseline irrigation system to the website. Al is preparing two checks for security deposit returns for the barn. The gate at 963 was replaced.
4. New Business: Gregg and Al discussed the roofing contract with Jim Ragsdale. Jim said that they would repair the leaking roof in building 10 (unit 952) as soon as possible.
 - a) Bob made a motion to nominate Bonnie to Treasurer. Gregg seconded the motion which passed unanimously.
 - b) Gregg made a motion to appoint Bob as vice president. Bonnie seconded the motion which passed unanimously.
 - c) Gregg made a motion to make Karen secretary. Bob seconded the motion which passed unanimously.
 - d) Bonnie made a motion to appoint Sandra Jones to the board. Bob seconded the motion which passed unanimously.ACC request for a privacy fence was denied last month and the resident was sent a denial letter. Al will send a check to Sue Winterstein as reimbursement for retaining wall repairs. A cement wall at 915 has paint peeling. Al will check with prep rite about doing warranty repair work on the wall. Gregg suggested sending a flier to all residents informing them of the existence of the barn and the current vacancies. The board discussed the problems with getting the board minutes on the website. The website will be updated with the 2015 by laws.
5. Public input: Jeff Schwander requested a timelier response to emails and timely update of the minutes on the web site.

6. New Business: Gregg queried the board on whether an executive session was necessary to continue. Before the board could respond with a vote a contentious discussion on the propriety of an executive session ensued. Gregg made a motion to adjourn. Bonnie seconded and the motion passed unanimously.

Meeting Adjourned 7:30 PM