

Seasons 4 HOA Meeting Minutes 4/2/2024

I. Meeting Called to Order at 7:00 pm

- Board Members in attendance: Michelle Caravello, Julie Walker, Janet Sickler, Rich Santiago, Chris Cummings
- Board Members absent: Carrie Koch, Vickie Menard
- Community Members in attendance: Greg & Karen Parker, Joan Kellams Deka, Judy Schuster

II. Approval of 2/27/24 Minutes

- Motioned by Janet
- Seconded by Chris

III. Officer Reports:

A. President -

- no report

B. Vice President - Michelle

- Reached out to everyone who wanted to be contacted via the survey.
 - Forwarded to Chris to address HVAC question
 - Chris will reach out
- PO Box key~found! , Bank account login info
- Ordered tmobile internet but can't figure out ooma phone
 - Chris will install (Michelle will put in document)

- Public parties: Do we want to question each owner? Should we send a message to residents stating that clubhouse is to be used only for private events, not events that are open to the public?
 - Facebook and Email communication~Rich
 - Starting May 1, 2024, no public parties, private only
 - Capacity limit for Clubhouse~ 75 people
 - Linda remind 4/6 rental of capacity limit on check-in
 - Group Me thread~please remind renter of capacity limit on checkin
 - Vickie should ask renter: Reason of Rental???
 - Revisit

C. Secretary - Julie

- Closing of 640 Springfield Drive~ 4/12/24
 - Closing letter will be given upon clearing of dues check
- School commitment on same night as 4/30/24 meeting
 - Note taker for evening? Janet

D. Treasurer - Janet

- Unpaid 2023 dues update:
 - 2 houses on payment plans
 - 2 houses not paid
 - Next step with our Attorney?
- Motion to approve 24-25 Budget
- Is the new internet set up in clubhouse?No
 - Would like to cancel Comcast, just got our first T-Mobile bill. ~not yet
- Water \$121.93
- Gas \$612.97
- Electric \$461.21, was \$424.25 last month
 - Printed copy to Chris for investigation

- 2024-25 budget: 8% instead of 5% into capital improvement reserve
 - Voted yes by 5 members present

E. Clubhouse

- Reach out for landscaping quotes: Michelle
 - Spring cleanup, regular maintenance, fall
 - Yellow to Green
 - Miles Dolen
 - Home Pride~current landscapers, have quote

F. Pool - Carrie

- No report

G. Social - Rich

- Easter Party
 - 24 RSVP'd
 - 6 attended
- Picnic: Aug 10
 - Rich will work with Samantha to plan
- Website
 - Training for Word Press Website
 - Julie will send rental agreement to Rich to post
- No magnets this year due to adjusting pool parties/events

H. Maintenance - Chris

- Steve will help Chris with maintenance
- Chris will reach out to Rob (former maintenance assistant)
- Pool Dolphins
 - First payment due May 1

- Life Guards training available
 - Michelle will pass information on to guards
- Looking into shade options
- Board clean-up dates before pool tags pick-up dates
- Chris will replenish cleaning supplies
 - Check-in/out ladies will communicate with Chris

I. Clubhouse Reservations - Vickie

- Playing phone tag with cleaning company
 - Question: flexible in canceling cleaning if the clubhouse is not rented since last cleaning?
- Tues, April 9th @ 4:30 with check-in people to go over check-in/check-out process
 - Julie will help train on 4/9
 - Julie will train Ana on another day
- 65 clubhouse rentals May 2023-April 2024

IV. New Business

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V. Concerns from Community Members

- Pool: end of summer when pool doesn't open til 4:00, adult swim w/ no lifeguards?
 - Possibility of speaking with new pool director
 - Possible volunteer to open up and close?
 - Would need waivers and signage
 - Liability?
 - Communicate with the community
 - Procedures
 - Could possibly put something in place before August
- Possible adult events
 - Bingo, Bunco, Line Dancing?

- Summerfield Car Wash/Dealership~any information?
 - Mayor stated that it was zoned for a car dealership

VI. Announcement of Next Month Meeting Time:

- Tuesday, April 30, 2024, at the Seasons Four Clubhouse, 7:00 pm

VII. Meeting Adjournment at 8:20 pm

- Motioned by Michelle
- Seconded by Chris