

COVINGTON CLUB, INC.

August 13, 2019—Board Meeting

Banowetz Condo

The meeting was called to order by President Mark Merkel at 6:30 pm.

A quorum was established.

Board members present were Jamey Banowetz, Gayle Burns, Annie McAlexander, Jerry Clancy, Mark Merkel, Gary Robinson, and Diane Bowlin.

The minutes from the previous meeting were distributed prior to the meeting. A motion was made by A. McAlexander and seconded by J. Banowetz that the minutes be approved.

There were no homeowners present for the open forum.

Treasurer's Report

D. Bowlin gave the treasurer's report. A motion was made by G. Burns and seconded by G. Robinson that the treasurer's report be accepted. J. Clancy gave a detailed synopsis of the association finances from his meeting with Rhonda, our accountant. He felt that the financial health of the association was in jeopardy and when explained most of the board agreed. After a lengthy discussion about finances, a \$30 increase in monthly dues was proposed by J. Banowetz. This motion was seconded by J. Clancy. Motion carried by a vote of 5 to 2. J. Clancy went on to explain that in his opinion some of the association monies were mislabeled on the financial statement. Those items are application fees, overpayments by owners, and the tree fund. Those amounts have been comingled with the operating income and instead should be designated escrow funds and amount to \$7,000 and some change. These comingled funds should be removed from the operating funds which reduces the amount available to pay operating expenses.

Unfinished Business

Audio Visual. A. Alexander gave a report that all are working. Purkhiser's unit, however, is having some problems. Annie will call the Audio-Visual tech for a service call.

Landscaping

Rozelle will start bush trimming and removal at the end of the month.

New Business

Redo year 2020 budget to reflect the \$30 per month per unit owner.

Annual Meeting

Add Jerry Clancy and Gary Robinson to the ballot.

Gayle Burns was instructed to print out the minutes from the 2018 annual meeting.

Other Business

Mailbox key issues: when a homeowner fails to transfer the mailbox keys to the new owner, who pays the locksmith? It was decided it is an association expense.

New homeowner Kourtney Teegardin wants to put up a retractable awning over her patio. She has been instructed to submit a plan to do so to the board. It was decided to start a file on all future renovations or additions to the structures or patios. Kourtney was given the okay to plant flowers around her patio.

Rhonda, our accountant, has requested that the board members limit their texts, calls, and emails to her or she will start charging us by the hour instead of a flat fee of \$550/month.

A motion was made by A. McAlexander and seconded by Mark Merkel that the meeting be adjourned.

Next meeting will be September 10 at a place to be determined later.

Respectfully submitted

Gayle Burns, Secretary

