

SIP HOA Board Meeting Minutes

06 April 23@ 10:30 AM Clubhouse

Agenda

1. 10:30- President/Call to Order
2. Board Quorum **YES**
Ellen resigned her position on the Board: Lisa absent
3. Old Business
 - a. Detailed Treasurer Report to include transition report by Real Manage/ **Real Manage/Teddy**
Nicky and Kevin went over the Real Manage Monthly report.
 - a. Detailed Delinquent Accounts Status. **Real Manage/Kevin**
Nicky will provide Paige updated status for her action.
 - b. Beverly Homes ARB Deposits/ **Real Manage**
Deposits have been made.
 - b. Detailed Status of Docks Report. **Kevin**
Waiting until accurate financial documents from Real Manage.
 - c. Detailed Real Estate Briefing from Toni and any other realtor who wants to brief us. **Toni/The Litchfield Company**
Despite interest rates the market is strong in SIP. The lowest price lot is 49,000.
 - d. Detailed report on landscaping and maintenance of SIP.
 - a. Pond Spillway. **Kevin/Teddy**
Still trying to get Sanders Construction out to provide bid for work.
 - b. Sinkhole Lot 150. **Kevin**
Still trying to get Sanders Construction out to provide bid for work.
 - c. Pond Reports. **Real Manage**
Obtained and will be posted soon.

- d. Real Manage Signs. **Real Manage**
Obtained and will be posted soon.
- e. Bushes for entrance way. **Real Manage**
Nicky working on this.
- e. Detailed report on the Clubhouse and Pool area.
 - a. Pool Pergola. **Real Manage**
Working.
 - b. Clubhouse & pool locks. **Real Manage**
Working issue.
 - c. Clubhouse TVS's and treadmills and other items for the clubhouse. **Real Manage**
Working issue.
 - d. Security Gates. **Real Manage**
Agreed to repair with Great Security.
 - e. Pool opening. **Real Manage**
15 April
 - f. Clubhouse Rental. **Real Manage**
Change approved needs to be posted to website.
 - g. Camera Management. **Real Manage**
Working.
- f. Mailboxes Status. **Real Manage**
Delayed due to shipping damage.
- g. ARB Committee Report. **Toni**
Very busy month approvals on website.
- h. Status of Dowling Homes. **Teddy**
Going to start two new homes.
- i. Golf Cart Money Status. **Teddy/Real Manage**

Paid.

- j. Flagpole. **Real Manage**

Still working.

- k. Storage LOT/**Bob**

Cut back trees around fencing for 2,500.

- l. New Business/Adjournment. **Kevin**

The Board voted to end the temporary lot consolidation on 1 June 23. Lots can still be consolidated by the County but there will be no waiver of HOA fees for consolidation after 1 June 23.

The Board voted to approve Ron Lewis to the ARB.

Lunch