

SIP HOA Board Meeting Minutes

17 JAN 24 @ 10:00 AM Virtually

Change 1

Agenda

1. 10:00- President/Call to Order
2. Board Quorum **All but Teddy Dowling**
3. Old Business
 - a. Detailed Treasurer Report **Amy Real Manage/Teddy**
Numerous issues being worked on Treasurer's Report
 - a. Detailed Delinquent Accounts Status. Amy **Real Manage**
Significant progress on delinquent accounts, still checking with attorney on three long term accounts.
 - b. Detailed Status of Docks Report. **Kevin**
Waiting on delinquents accounts to be resolved before asking to fiancé the docks.
 - c. Detailed Real Estate Briefing from Toni and any other realtor who wants to brief us. **Toni/The Litchfield Company**
Market is still very good.
 - d. Detailed report on landscaping and maintenance of SIP.
 - a. Pond Spillway. **Teddy/Amy**
Waiting on answer from State to see if we can proceed.
 - b. Dead tree, Lot 29, **Amy Real Manage**
Awaiting Survey.
 - c. Lights for back gate. **Bob/Real Manage**
In progress
 - d. Irrigation damage/Insurance. **Amy /Kevin**

Awaiting money from insurance company.

- e. SIP Sign status. **Amy Real Manage**

Working this with management company.

- f. Status of SIP members who have house at SIP. Who has opted out of the \$250 HOA Fee.
Amy Real Manage

All residents currently have opted out of lawn cutting. Will pursue themselves.

- e. Detailed report on the Clubhouse and Pool area.

- a. Pool Repair. **Amy/ Bob Real Manage**

In progress.

- b. Security Camera Management. **Bob/ Amy Real Manage**

Looks like we will be able to get Nest Security Cameras going again.

- c. Great Security Contract. **Amy Real Manage**

Working through issues.

- d. Outside door locks for bathrooms. **Amy Real Manage**

Still working issue.

- e. Committee members for clubhouse. **Bob**

Need members for all committees

- f. Cut cable into clubhouse by irrigation company status/ bill. **Amy Real Manage/Jeff**

Issue is working.

- g. Moody compressor and capacitor bill late NOV and new unit. Explanation. **Amy Real Manage.**

Had to work on one unit and replace the other.

- h. Clubhouse Cleaning Bill – Cleaning & More. **Amy Real Manage**

Fired cleaning company that charged excessive amounts that the Board never authorized and the Management Company paid.

- f. ARB Committee Report. **Toni/ Real Manage**

- a. \$350 charge for mailboxes status. **Toni/Amy Real Manage**

Issue working.

- g. Status of Dowling Homes. **Teddy**

Teddy not present.

- h. Real Manage Fee Charges, mailings, signs, extra billing for Amy, texting, FED EX, Coupon billing. **Amy Real Manage**

Many issues working in this area.

- i. Amy visits SIP. **Amy Real Manage**

Amy will start to visit SIP per contract twice a month.

- j. Flagpole Light. **Amy/ Real Manage**

Still working.

- k. Storage LOT fence bill. **Bob/ Amy Real Manage**

Have directed Real Manage not to pay any money to this contractor. Project Completed.

- l. SIP Phone and Internet Bill. **Amy Real Manage**

Working issue.

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