

**IRF HOA Board Meeting Minutes
November 12th, 2019**

Board Members present: Diana Merciez, Jim Smith, Don Darcy. Absent with notice Mike Bongiorno and Sun Betancourt.

UPA manager Jennifer Copeland and new manager Denniece Clanton present.

6:30 Call meeting to order.

Motion to waive reading and accept minutes from October. Diana, Don 2nd. Approved

6:32 Management reports given by Jennifer Copeland. Revised budget submitted for approval. Perimeter fence has been repaired and both swings have been replaced. A full reserve study recommended to be conducted, anticipated cost of approximately \$2,000 (High side).

The lawyer has requested solitude quotes for water treatment of the BMPs. We are still waiting on discovery and the judges order for the city's answer to the question of easement maintenance.

6:46 Committee Reports

ARB: No members present

Newsletter: Newsletter will be out by Saturday

Social Committee: No members present

6:50 New Business: Requested UPA to purchase new holiday decorating signs. Determined that judging the holiday decorations will be on Dec 20th. Motion to award gift certificates (\$100, \$75, and \$50) for winners by Don, James 2nd. Approved.

Reviewed bids for landscaping. Requested UPA to go back to All Things Green to add the annual cleaning of the small BMP to our quote.

7:02 Old Business: Motion to adopt budget as presented to the homeowners by Don, Diana 2nd. Approved.

BMP update was part of the management report.

Next board meeting set for January 14th.

Motion to adjourn the meeting by Diana, James 2nd. Approved

7:04 Meeting Adjourned