

## FOREST GLEN HOMEOWNERS' ASSOCIATION

December 8, 2021

Bayside lakes Clubhouse

1. **Call to Order:** The Meeting was called to order by JR Aspinwall at 6:30P.M. A quorum was established with 5 of 5 Directors present.
2. **Proof of Meeting Notice:** Notice was posted on Bulletin Board at entrance to Forest Glen.
3. **Reading/Waive Reading of Previous Minutes:** Larry Cayabyab made a motion to waive the reading of the minutes, Bonnie Burrell 2<sup>nd</sup>, all approved.
4. **Committee Report:**
  - a. **ARC –** Michelle gave the arc report. The ARC committee would like to bring back a form that was used in 2008, the OOPS form, which would be sent to all homeowners who began work without submitting an arc form to remind them to turn a form in before a violation notice is sent. Arc will notify Fairway when a form needs to be sent.
  - b. **Landscaping-** Joy reported at the November meeting it was decided to remove the Canary but hold off on deciding what would be replanted in the space. To remove the stump, it will destroy the surrounding shrubs. Dean Kastner reported the Oak Tree that is on Magnolias Side is dead and belongs to Forest Glen and will need to be removed and replaced.
  - c. **POA-** NO report.
  - d. **Fining Committee-** No Report.
5. **Management Report**

**Financial Information-Dean reported** The Operating Account balance as of October 31, 2021, was \$ 31,944.54. The Reserve balance at the end of October was \$ 112,318.80 for a total of \$ 144,263.34(Operating and Reserves).

**Violation Review-** Joy reported there are no homes to send to fining.

### 6. Old Business

- a. 293 payment plan- the board previously approved a 12 month payment plan. Any discrepancies with the amount owed is between the attorney and homeowner. The only option the board has is to waive the late and interest fees- tabled until next meeting.
- b. Screen guidelines- Dean put together screen guidelines and the Board would like them sent to the attorney for review and any suggestions.

### 7. New Business:

- a. **Appoint new fining member-**Dean Kastner motioned to appoint Vinnie Martinez to the fining committee, Larry Cayabyab 2<sup>nd</sup>, all approved. the fining committee now included John Belcher, Debbie Frazier, and Vinnie Martinez.
- b. **265 arc fee waive request-** The homeowner approached the board to have the \$25 arc fee waived, since they are doing maintenance on the roof. Considering that the homeowners have changed the color and are getting a new roof the board is viewing it as a modification and not regular maintenance. JR Aspinwall motioned to reject waiving the ARC fee, Larry Cayabyab 2<sup>nd</sup>, all approved.
- c. Inspection chart proposed by Bonnie- Tabled
- d. **POA Representative-** The board is allowing Rich Fawcett to be the POA representative, he will attend the meetings and report to the board on what the POA board discusses at the meeting.
- e. **Homes for fining- ARC Issues-**
  1. 134- ARC requested photos from the homeowner for the work done to their porch, the homeowners are out of town and will provide the photos upon their return. Issue is tabled until photos are received.
  2. 110- An ARC representative and Joy from fairway Management met with the homeowner in reference to their arc application being denied and work being completed with out a form turned in. ARC prepared separate forms for each project they wanted to complete and a form for the project already completed and the homeowner would accept them. They were given 30 days to turn in the required forms for the project already completed. No form has been received by Fairway Management. Dean Kastner motioned to send to fining if they do not submit a form that will be approved by ARC or return the work done to its original state, JR Aspinwall 2<sup>nd</sup>, all approved.
  3. 133- solar panels were installed without an application. Dean Kastner motioned to fine the home \$50 for doing work without submitting an application, John Perkins 2<sup>nd</sup>, all approved.

4. 196- Fence was installed without an arc application. ARC measured the slates on the fence, and they are not in compliance with the DOCS. The only side in compliance is the side that was erected previously by 200 Brandy Creek. Larry Cayabyab motioned to fine the home daily until the fence is either removed or the slate spacing corrected, John Perkins 2<sup>nd</sup>, all approved.

#### **8. Open Discussion**

**Next meeting-** January 12, 2022 at 6:30.

**Adjournment:**

Being no further business before the Board Bonnie Burrell motioned to adjourn, John Perkins 2<sup>nd</sup>, all approved, the meeting was 7:46 pm.

Minutes Prepared By:

Joy Simon- Fairway Management