

Board Meeting Minutes

6:00 PM Wednesday September 14, 2022

Called to Order at 6:02

Meeting location – Ameritech Offices, 24701 US 19 N., Clearwater & via Zoom

1. Call to order and verify quorum.

Tom Tracy – President

Beverly Bokovitz – Vice President (via zoom)

Bruce Hadburg – Treasurer

Joell Tulley – Secretary (via Zoom)

Terri Haggerty – Director

Robert Heldorfer-Pond Liaison

Ameritech Rep. Jenny Kidd

2. Approval of minutes from Board Meeting August 24, 2022 – Motion to approve as amended made by Bruce Hadburg and seconded by Beverly Bokovitz

3. Reports:

- Treasurer's report – Bruce Hadburg
- Bruce listed the income, operating account and reserve account balances, and delinquent assessments. Bruce provided copy of his treasurers report which becomes part of these minutes.
- Tom and Bruce to shop rates and possibly convert a CD by closing and possibly opening somewhere else.
- Motion to approve Treasurers report made by Joell Tulley and seconded by Beverly Bokovitz

Manager's report: Ameritech Community Association

- Jenny provided a copy of her Managers Report which becomes part of these minutes.
- No new violations have been sent.
- Next HOA meeting scheduled for October 19 at 6 pm.

Pond's report: - Bruce Hadburg and Robert Heldorfer (Pond Committee)

- Update on ponds – Pond 2 and 3 still in poor condition
- Update on new pond company –American Ecosystems Technicians will be treating for invasive plants 9/14. Ponds are to be shocked and a letter to homeowners will be sent via email to give them notice, those who use pond water for their irrigation will need to suspend use during this time so as not to damage their lawns and plantings. Date to be determined.

○ Landscaping Report – Tom

- Status on Islands landscaping – Requests have been made to remove rose bushes from Green Springs Island
- Gathering proposals for new lighting
- Terri Haggerty noted that 13 Islands look shabby and perhaps new mulch should be considered and suggested a homeowners assist process. Board to look at Budget.

○ Old Business:

- Update on new pond company contract – Trash debris removal has been added to contract.
- Update (Jenny) on storm sewer repairs 1214 Huntington Lane (awaiting proposals)
- Update on concrete repair of broken curbs - vendor acknowledged to get us on their schedule.
- Update (Jenny) on foreclosure Unit #41 – No new information.
- Update on Rat Poison notice – was added to Huntington Trails website

5. New business:

- Discussion on new pond company – Tom will inquire on the Pond clean-up as pond 2 was reported as not having had debris removal service.
- Discussion on continuance of zoom for meetings – acknowledged that there are times that necessitate the need for Zoom.
- New Budget discussion for upcoming fiscal year – Reviewed and discussed proposed annual budget for 2023-line item by line item
- Board approval of proposed annual budget for 2023
- Motion made by Bruce Hadburg and seconded by Beverly Bokovitz to approve amended Budget proposal and accept proposed Annual budget for 2023 at the cost of \$245/quarter.

Next Meeting: Wednesday October 19, 2022
Location: 1006 Wyndham Way and via zoom

Motion to Ajourne made by Tom Tracy and seconded by Beverly Bokovitz