

WEDGEWOOD GROVE HOA
Minutes of the Board of Directors Meeting
APRIL 16 , 2019
7:00pm

CALL TO ORDER / CERTIFY QUORUM

The meeting was called to order at 7:00 p.m. by Joe Knous, President.

Board members present were: Joe Knous, Wendy Hart, and Jessica Rivera constituting a quorum. Bryan Zebleckes and Vanessa Graves were late. There were 6 Homeowners present. Sandy Rathbun represented Sentry Management.

PROOF OF DUE NOTICE

Notice of the meeting was posted in accordance with the governing documents.

APPROVAL OF PREVIOUS MONTH'S MINUTES

The March minutes were reviewed. Jessica moved to approve the minutes. Wendy seconded the motion. Motion carried.

FINANCIAL REPORT

Sandy reviewed the financial report. The report was unanimously approved.

MANAGER'S REPORT

Sandy discussed the manager's report including the violations and the accounts at the attorney.

HOME OWNERS

There were 6 homeowners present. One of the Homeowners stated the tennis courts need a new net and gate. Also, there are several surface cracks.

OLD BUSINESS

1. Violations/Solutions- The violations were discussed. Several Homeowners are working on their yards and homes.
2. Review Attorney Report-The attorney report was reviewed. There were 6 accounts closed with the attorney as the violations were corrected. Vanessa will look at 2 homes regarding the violations prior to the attorney going forward with filing a covenant enforcement suit.

3. ARC Booklet Update

Wendy updated the Board of Directors regarding the progress of the ARC booklet. She stated they were working to have the booklet ready for review for the June meeting.

NEW BUSINESS

1. Security Cameras: There has been vandalism to both entrances. On Michigan, lights appeared to be kicked out. On Grant, the planters have been kicked over multiple times. Grant Street lights have been kicked out as well. Vanessa moved to remove the planters and to install shrubs. Wendy seconded the motion. After some discussion, a vote was taken and there were four yes votes and one no vote. Motion carried.

Wendy moved to install annual flowers at the Grant Street entrance. Vanessa seconded the motion. Motion carried.

Obtaining a grant from the City to install security cameras was discussed. Bryan will investigate this possibility with the City.

2. Summer Bash: The summer bash was discussed. Joe moved to set the budget at \$500.00. Jessica seconded the motion. Motion carried. There will be a food truck at the event.
3. Adam Bitner: Adam Bitner, Homeowner, was asked to be put on the agenda, but did not make the meeting.

Being no further business, the meeting was adjourned at 8:05 PM.

Respectfully,
Sandy Rathbun, CAM