

MINUTES FOR NOVEMBER 18, 2015

I. CALL TO ORDER / ATTENDANCE

Ted Lesiak - President, called the meeting to order at 7:04 p.m.

Ted Lesiak – President – present John Klein – Vice President - present

Tom Birch – Treasurer - present Sharon Borszcz – Secretary - present

Matt Richardson – present Janine Nolan - present Ken Schoen – present

[The newly elected board members met and elected these officers to serve until the next Annual HOA meeting – October, 2016. The ballot tally was as follows: Sharon Borszcz 166, Ted Lesiak 164, Matt Richardson 159, receiving three years terms. Tom Birch 156 and John Klein 139 receiving two year terms, and Janin Nolann 133, Ken Schoen 130, receiving one year terms.]

II. APPROVAL OF MINUTES

Minutes of the ANNUAL FOX MEADOW HOMEOWNERS ASSOCIATION of October 1 2015, had been electronically distributed to the board members and declarant. Klein moved to post as UNAPPROVED. Klein seconded. These minutes were “unapproved”. These minutes will be posted as UNAPPROVED and will be read/distributed at the next ANNUAL FOX MEADOW HOMEOWNERS ASSOCIATION meeting next October 2016 for association approval.

Minutes of the October 21, 2015, meeting had been electronically distributed to the board members and declarant. Nolan moved to approve the minutes and Schoen seconded. October 21, 2015, HOA minutes were unanimously approved & will be posted at www.foxmeadowsofmedina.com under the file meetings.

III. RECOGNITION OF GUESTS AND VISITORS

There were no guests or visitors.

IV. FINANCIAL REPORT

Tom Birch distributed the financial statement for 2015 BUDGET and Banking Activity Statement from October 15, 2015, to November 15, 2015. Birch had electronically sent these statements to the board members for their examination. Birch reported the club reimbursed the HOA \$2,842.90 for Property Taxes previously paid. Lesiak is researching the cost of doing a Reserve Study and will then proceed with a board vote to approve the study or not. No bill were presented. Schoen moved to approve this report. Borszcz seconded. The report was unanimously approved. The board thanked Birch for his excellent work and many hours of record keeping.

V. LEGAL REPORT

Klein reported action still pending with Nationwide Ins.

VI. COMMITTEES

Club Liaison – Klein reported he is working with the club to clarify the Dam inspection report. Ted will support this effort and contact the club manager, Brian.

Community Activities - Janine Nolan reported *“You’ve Been Turkeyed”* went out Nov. 4. She shared a sample of a large holiday post card to be distributed to all Fox Meadow residents. She will work with the club for their approval. Borszcz moved to approve the card and expenses. Birch seconded. The board unanimously approved. A photographer from LIVING magazine took a board picture which will be featured in the January issue. Nolan requested board members and residents to notify her of “outstanding – athletes – students”. The board appreciates Nolan’s time and energy to promote our community.

Covenant – Lesiak reported on certified letters for violations being sent. A 2nd violation notice will be sent to one resident. There was discussion regarding dogs not on leashes.

DRC – There were no requests.

Lake Management – Birch moved to pay the Pond Control bill. Klein seconded. Bill approved.

Local Government – Lesiak stated the curb repair at Poe Rd. entrance has been delayed.

Welcome Basket – Borszcz reported 5 baskets need to be delivered.

VII. OLD BUSINESS

a. Landscaping – Richardson distributed his report regarding the 57 island. Payment was discussed. Lesiak moved to approve the installation of an irrigation system on the 57 island. Klein seconded. It was unanimously approved. Repair for cul de sac repairs will be considered under 2016 budget items. Richardson presented the landscaping bids. After discussion, clarification, and comparison, Lesiak moved to approve Lawn Crafters for a two year mowing contract and Sweet for fertilization/grub control and crab tree treatment. Birch seconded. These bids were unanimously approved. The board greatly appreciates Richardson’s many hours of work and his dedication to keeping our entrances and green space looking wonderful.

b. Covenants – Birch distributed his clarification of last updates to the covenants. Richardson has a quick/ bulleted reference for most commonly asked questions regarding covenants. Lesiak and Borszcz will work on a list for board approval to be included with our 2016 invoice mailing.

c. Birch had distributed a proposed 2016 Budget. It will be discussed further at the December board meeting.

d. Klein distributed the Medina Sign proposal for the required the STOP signs needed in 2016. The count will be verified. Schoen will seek other bids.

VIII. NEW BUSINESS

a. Mailbox repair/replacement proposal from Dan Guddy was presented. This information will be shared with homeowners through our website.

b. Borszcz reported Christmas decoration will be put up before Thanksgiving.

c. The year end letter and Invoice for 2016 dues will be discussed at the December meeting.

d. Lesiak reported the cost for a Reserve Study is \$2,000. The Board unanimously approved electronically. The Reserve Study firm was paid \$1,000 to begin its study in December which will take 90 days to complete.

IX.ADJOURNMENT

Borszcz moved to adjourn at 9:35p.m. Schoen seconded. Meeting adjourned at 9:35 p.m.

THE NEXT HOA BOARD MEETING WILL BE WEDNESDAY, DEC. 16, AT 7:00P.M.