**Minutes**

**Pritchard Island Homeowner’s Association, Inc.**

**Board of Directors General Meeting**

**November 18th 2021, 6:30p.m., via Teams**

[Teams Video Call Link](https://teams.microsoft.com/l/meetup-join/19%3A3d133493105d4f01b222da7d172d4ee8%40thread.tacv2/1637075548575?context=%7b%22Tid%22%3a%2279327423-0e8b-43ad-b29c-6571d6c1b227%22%2c%22Oid%22%3a%221e2e9170-7165-49bf-9e24-fd9d5348474d%22%7d)

Phone Number - 469-998-7568 Code: 244898530#

**I. Call to Order:**

President called the meeting to order at 6:34 p.m.

**II. Roll Call of Directors:**

* Tommy McCombs; President X
* Karen Elzinga, Vice President X
* Sonia Valencia, Co-Treasurer X
* Jesse Cook, Secretary X
* Bobby Fugatt, Director X

**III. Treasurer Report: (SV)**

1. October 2021 Treasurer Report

Motion to approve: VP 2nd: Director Carried: Yes 5 No 0

**IV. Approval of Minutes of the Meeting: (TM)**

1. October 21st General Board Meeting

Motion to approve: Secretary 2nd: Director Carried: Yes 5 No 0

**V. Old Business:**

1. 2022 Budget Discussion (All)
	* Board has reviewed budget, made changes with integrity and is comfortable with current proposal
	* Treasury to review with other associations
2. Pool Updates / Health Inspection (KE)
	* Pool was closed for 1 week 1 day due to fault drain found in health inspection. The drain ended up not being faulty the pool is now re opened.
	* VP to continue to work with contractors on bids for: resurface, ladders, tile, deck and new furniture

**VI. New Business:**

1. Pavers on patios (TM)
	* President noted some patio units are in bad shape where people are falling and tripping. One Unit Owner does not want to repair their patio to the same number of rows as is currently in place. Unit is a rental.
	* All patios if repaired or replaced should retain their existing size to what is currently in place as of November 2021. Any changes whether increasing or decreasing should be approved by the HOA.
	* Motion to approved bid by Treasury, 2nd by Secretary and carried Yes 5 No
2. Pressure Washing Estimate– Brothers Pressure Washing $6,000 (KE)
* Board reviewed bid from Brothers Pressure Washing to wash 6 buildings. Building B will not be done as siding was replaced in 2021. Pressure washing will include buildings, side walks from black top to door, rear patios (outside only).
* President noted he would like Brothers to also clean concrete area around each mailbox. VP to address with Brothers.
* Motion to approve pressure washing work: VP 2nd: Director Carried: Yes 5 No 0

**VI. Open Discussion:**

1. Mark asked whether the board would allow units to install solar energy, if the dumpsters could have a gate put around them and asked that all backyard should look the same with similar flowers.
2. Sean Pantella noted near their dumpster there is a dead palm tree that will come down soon. VP to ask Neat n Tidy to remove
3. Deana from unit 888 has a service dog less than 20lb. Noted, there are several large dogs in the community which give her some concern and asked if the board could review and confirm all dogs over 35lbs in the community have a valid reason for being allowed.

**VII. Motion to Adjourn:**

Motion made at 7:05pm by Vice President 2nd:Director Carried: 5-0