

## Good Hope Townhomes

### August Board Meeting Minutes

**Date: August 5, 2018 meeting was opened at 6:04 p.m.**

Members present: Sam Herrera, Mary Logsdon, Rhonda Bumgardner, Mike Skaggs. Lauren and Evan Wilson attended as committee members on the architectural committee.

Linda Munson resigned as secretary because she felt we needed someone in that position that could be more active. Evan Wilson will act as the new secretary until the January 2019 community meeting when there will be a vote to elect a new officers.

Updates: 3298B wants a handicap ramp and asked for Architect committees' approval. 561 would like to install gutters.

Mr. Ashcraft contacted Sam. He does not want to pay because he feels he has paid for all the updating to his unit that the HOA was supposed to be responsible for. He wants to sell the unit and says he can't while he owes so much in back HOA dues. He thinks the HOA should have done the repairs and owes him the money so in his mind "it's a wash". Sam explained to him the HOA costs and said the board would look into considering a different settlement based on proof of the work completed. But a 50/50 split on the back dues owed at the very least to cover water and trash. The conversation was very heated at times. The board suggested she should let Bray take care of handling Mr. Ashcraft. The board talked it over and said he should have to pay at least the water sewer and trash percentages up front and then continue to keep current with the monthly HOA dues until he sells the unit.

Sam met with Darrel from Cutting Edge Lawn Service to clear up the \$600.00 double billing. They were able to find the problem and got it worked out. We also want him to continue watering the park lawns which are looking much better. The board will consider other cosmetic changes to the parks next year when the season approaches.

The bulletin boards are in place by the postal boxes on the North and South side of the community. The board will decide what can be posted on the boards, and at this time no one other than the board is allowed to display information in the bulletins.

It was discussed about the cars that are parked along the road on North Good hope Circle. It was decided to contact Clifton Fire Department to see if they are in violation of any fire lane codes, and to get the lines remarked throughout the community. It was also decided to have the black car that has been parked in the visitor parking towed at owner's expense because it has been months since they said they were moving the vehicle back to the RV park and we have received a few complaints about it.

It has been brought up by Dave that a neighborhood watch should be enacted. There were many questions from the board. Is it necessary? What would be the duties of that person? Mary suggested we put a notice on the bulletin board, and ask if anyone in interested in volunteering. At that time we will

consider putting a committee together with rules of conduct. We tabled the discussion as something to bring up at the January meeting.

The architectural committee will talk about implementing a seasonal decoration time frame to put up and take down lights, and decorations. They will bring their notes and suggestions to the next meeting.

We also talked about getting a large dumpster two times a year and have a community cleanup for three days. We will find out what is allowed to be dumped. This will allow people to throw away unwanted items and clean up their yards. They will have to be able to put it in the dumpster or get help to do so. No leaving trash beside the dumpster.

The board then went on a walk about the community, to see if there are violations that need to be addressed and Sam will get those units that are in violation to Bray to be issued their fines or courtesy letters.

Meeting ended at: 8:55 p.m.