

SHADOW RUN HOA BOARD MEETING MINUTES

6/12/2019

Present:

Jackie Ogburn

Ed Folga

Martha Behrle

ARC

Keith Cracraft

Residents:

Judy Folga

John Schmidt

The meeting began at 5:30pm .

The pending Gutter cleaning was discussed. Ed suggested additional gutters should be added to the back of units with decks to avoid water damage. Also, the need for gutter guards was discussed. The ARC will recommend what is adequate.

Thompson Landscaping completed the sprinkler and irrigation repair. Their total cost was \$1000 below their original estimate.

ARC member Jon Mikel proposed how Deck repairs for Cooper and Sica should be approached.

A lengthy debate on LCEs and owner financial responsibility followed. The pros and cons of defining LCEs versus IPAs. Several people expressed their concern over the legality of the HOA lessening their financial obligation to maintain the integrity of decks, driveways and walkways. Martha and Keith expressed their concerns over owners expecting the HOA to pay for all and any repairs. That the age of the units must be factored in, that aesthetic repairs need to be reconsidered and that owner negligence and delay in requesting repairs should be addressed.

Jackie addressed the need for the Board to resolve these issues so set policy can be established. Resident apathy and neglect was discussed as a contributing factor to community discord.

Martha suggested that dissolving the Board should be considered as a means to get people involved and educated.

Ed will be attending a seminar on HOAs on June 20th.

The next Board Meeting is tentatively scheduled for July 2nd.

Ed will Reserve the Conference Room at the Public Library for a Homeowners Meeting scheduled for July 23rd at 6 PM.

The meeting adjourned at 7:20 pm.

Submitted by Martha Behrle.