South Fork Homeowners Association
southforksgf.com
December 19, 2024
The Library Center
Board Meeting Minutes

Present
Ben Boslaugh – President
Jennifer Ulven – Vice President
Jeremy Welker – Secretary
Mayela Hilton – Treasurer
Eric Warakomski – Director (by phone)
Matt Pace – Director

Absent
Bryon Oster – Director

Homeowners: Greg Hilton, Katy Rubelee

The board meeting was called to order by B. Boslaugh at 6:10 p.m.

Motion by E. Warakomski, 2nd by M. Hilton to approve minutes from November. Motion passed. Minutes are recorded by J. Welker.

Treasurer's Report

1. Financial report from November presented by M. Hilton. Motion by J. Ulven, 2nd by M. Pace to approve treasurer's report. Motion passed.
2. Dues have been paid so far by 60 homeowners.
3. Due to length of time discovered it takes with regular mailing items via PayHOA (taking nearly a month instead of the estimated 2-3 weeks), all future mailed items will need to be sent sooner.
4. Motion by J. Welker, 2nd by J. Ulven to approve 2025 budget as discussed last meeting. Motion passed.

New Business

1. Report of election results (42 ballots received) as they were counted by Matt Pace and Katy Rubelee: <u>Candidates</u>: President - Ben Boslaugh; Vice-President- Jennifer Ulven; Treasurer – Mayela Hilton; Secretary - Jeremy Welker; Director – Matt Pace (3-year

term). Results: President - Ben Boslaugh; Vice-President - Jennifer Ulven; Treasurer – Mayela Hilton; Secretary – Jeremy Welker; Director – Bryon Oster.

2. Discussion on one of the "grandfathered" houses on Parkhill that is for sale by owner, and how to approach it since the house is technically part of the HOA even though it had not been considered so in the past. In lieu of approaching current owner, decision was made to visit new homeowner after sale to discuss HOA membership and assessment issues.

Old Business

1. Pool replacement project
    a. Work continuing by Fishel Pools.
    b. Bobby Evans will assist in installation of new pool lighting. B. Boslaugh to remain in contact with Evans on this part of the project.
    c. B. Boslaugh proposes that the board have a ribbon cutting ceremony for the new pool opening, to perhaps include food trucks and other activities.
2. Bridge project
    a. B. Boslaugh states that the plan still is to use leftover concrete from the pool project to use when Fishel has a concrete truck there. Bridge anticipated to be completed this coming spring.
3. Speeding issue on Parkhill
    a. J. Welker states he had contacted an individual on the board of Fox Hollow on the issue, and was told that their president was interested in joining our effort to get a stop sign at Parkhill and Gray Rock. J. Welker provided the Fox Hollow president's phone number to B. Boslaugh for follow up.
4. Neighborhood Rules
    a. Discussion regarding old idea of turning the pool rules into a neighborhood rules document that incorporates the pool as well as other items.

Pool Operations

1. New video camera system will need to be installed once construction is finished on the new pool. B. Boslaugh addresses issues regarding privacy and liability of the HOA. More discussion to be held in future months before purchasing and installing equipment.

Motion to adjourn at 7:23 p.m. by J. Welker, 2nd by M. Hilton. Motion passed.