

## **South Fork Homeowners Association**

southforksgf.com

August 8, 2024

The Library Center

### **Board Meeting Minutes**

#### **Present**

Ben Boslaugh – President

Jennifer Ulven – Vice President

Jeremy Welker – Secretary

Mayela Hilton – Treasurer

Bryon Oster – Director

Eric Warakowski – Director (by phone)

Matt Pace – Director

#### **Absent**

None

**Homeowners:** Jim Bingham, Greg Hilton, Robert Simpson

The board meeting was called to order by B. Boslaugh at 7:05 p.m.

Motion by B. Oster, 2<sup>nd</sup> by M. Hilton to approve minutes from June. Motion passed. Minutes are recorded by J. Welker.

#### **Treasurer's Report**

1. Financial reports from June through July presented by M. Hilton. Motion by J. Ulven, 2<sup>nd</sup> by J. Welker to approve treasurer's report. Motion passed.
2. Four homeowners have still not paid their dues for the 2<sup>nd</sup> half of 2024. Certified letters to be sent by J. Welker to delinquent homeowners.

#### **Old Business**

1. Pool replacement project
  - a. Pool assessments have begun to be paid. Approximately 33 lump sum payments, 1 quarterly payment, and 1 special plan payment have been made so far.
  - b. E. Warakowski asks how we are tracking who has paid the assessments. M. Hilton has the sheet where they are being kept track. B. Boslaugh also has sheet for the project side itself and running total of payments made for the loan, and will start bringing it to meetings starting with the October meeting. M. Hilton will also need to bring a ledger of this account to the CPA for tax purposes.

- c. Discussion on communication to homeowners who still have not made any payments or logged into the PayHOA site. Letter to be prepared outlining all the options and the deadlines for making payments. M. Pace to look into sending letters via the PayHOA system.
  - d. Five homeowners have only paid \$1,687.35 lump sum (what was originally listed as the estimated lump sum amount) instead of the final \$1,690.00 amount. These homeowners will need to pay the difference, but decision made to hold off on doing so until later.
  - e. Cash payments for assessments are not to be allowed in the future so that the board can have official record of what homeowners have paid. This will also be the policy going forward for dues payments.
2. Regarding the South Fork sign on the corner of Franklin and Plainview, J. Ulven reports the homeowner still has not reached out with a plan for upkeep around the sign as previously requested.

### **New Business**

1. None discussed this month.

### **Pool Operations**

1. Pool is set to close on September 2. On that date, plan is to have Andy's and a food truck at the pool. Motion by M. Pace, 2<sup>nd</sup> by M. Hilton to spend up to \$500 for a food truck. Motion passed.
2. Since the pool is being replaced, it was proposed that we allow a dog swim at the end of the day. Plan is to have it at 7:30/8:00 pm to close.
3. The cloth lounge chairs and umbrellas are being disposed of, so B. Boslaugh suggests we offer it to the neighborhood.
4. As of September 3, the pool phone can be discontinued, and arrangements to be made to do so. The dog bag dispenser and mailbox will need to be moved away from the pool fence as well.

Motion to adjourn at 8:10 p.m. by J. Welker, 2<sup>nd</sup> by J. Ulven. Motion passed.