

DMCA Board Meeting Minutes

10/28/19

Meeting was called to order at 6:10 PM.

Attending: Vince, Val, Rick, Gordon, Tom.

- 1) Rick circulated a Contact Sheet that he prepared for new home owners to complete providing the board with basic but important contact information.
- 2) Val suggested that the ARC's consideration of requiring the planting of large trees to be discussed at the Annual Meeting. Vince recommended that the ARC develop a policy and present it to the board for consideration. If approved by the board, it can go out to the members for approval.
- 3) Vince recommended that we have copies of the SGM Water Report available to distribute at the Annual Meeting. He will contact SGM to get a finalized copy of the report.
- 4) Val suggested that we obtain members' approval to distribute Annual Meeting packets by email, thereby saving both time and money.
- 5) There was a brief discussion about budget categories. Vince recommended that we break out costs associated with SGM and put them in a Repairs + Maintenance category.
- 6) There was a brief discussion about insurance. We carry two policies, one for general liability and one for Directors + Officers ("D+O"). The premiums are due on different dates.

It was agreed that the new board should designate a Board Member to be in charge of Insurance. Now that members, and possibly their guests, are intending to make use of the Common Area, we should make sure that we have the coverages that we need in the event that someone gets hurt accessing or using the Common Area.

- 7) There was a brief discussion about the cost of capping the old well, a recommendation of the SGM Water Report. Gordon estimated that the cost would be in the range of \$350 - \$400 per hour for labor plus about \$145 per yard for the concrete.
- 8) Rick distributed an Actual vs Budget report for 2019 that we used as a basis for preparing the 2020 budget. We went line-by-line through the 2019 budget and created a proposed budget for 2020. It will be distributed to the members as part of the Annual Meeting packet, and it will be voted on at the Annual Meeting.

- 9) Vince reminded everyone that the Annual Meeting reports are due to him by Friday November 1.

At 7:50 the meeting was adjourned.