

June 26, 2018 The Grove Board Meeting Minutes

1- CALL TO ORDER/QUORUM:

President John Frame called the meeting to order at 11:00 AM. Members present were J. Frame, D. Holden (via phone), D. Delzio, R. Durbin, L. Prater and D. Christopher of Sentry Management.

2- APPROVE MEETING MINUTES: June 10, 2018 Special Membership Meeting and June 10, 2018 Board Meeting.

Motion #1 was made by J. Frame, seconded by L. Prater to approve June 10 2018 special members minutes. All approved; motion passed.

Motion #2 was made by J. Frame, seconded by D. Delzio to approve the June 10, 2018 board minutes. All approved; motion passed.

3- FINANCIAL UPDATE:

Cash Projection was discussed by J. Frame. J. Frame suggests considering a lien foreclosure on lot 90, (Walker).

June unplanned expenses: \$890 for final cart path work; \$1,582 for legal work on proposed lease amendment. Additional tree trimming by Delmer Brooks totaling \$1,330.

4- REVIEW ARTICLE VI, SECTION 6.14 PROPOSAL FOR C.C.E. & R:

After discussion **Motion # 3** was made by J. Frame, seconded by L. Prater to send the newest changes to attorney Beth Patrie to make changes. All agreed; motion passed.

5- ARCHITECTURAL (VIOLATIONS) REVIEW LEGAL ISSUES:

a. Invitation Homes, 5147 has not completed all of the violations. Manager to contact attorney Beth Patrie to pursue.

b. Tahir, 39914 Sunbeam, was given an extension of June 30 to trim trees and clean up landscape beds.

Motion #4 was made by J. Frame, seconded by R. Durbin to send this to the attorney the week of July 2nd if the work has not been done. All approved; motion passed.

6- MISCELLANEOUS: None

7- NEXT MEETING:

Tuesday, July 11, 2018, 11 AM at 5460 Grove Manor.

8- ADJOURNMENT:

Motion #5 was made by D. Delzio, seconded by D. Holden to adjourn the meeting. All approved; motion passed. The meeting was adjourned at 12:33 PM.

Submitted by:

Deborah Christopher
Sentry Management

Approved: July 11, 2018