

# The Spires Drainage Homeowners Association, Inc.

## Board Meeting Minutes

**Location: Telecommunication due to COVID-19 Stay at Home Order**

**April 16, 2020**

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Mr. Marvin called the meeting of The Spires Drainage Homeowners Association to order at 1:03 p.m. Present were:

John Marvin	President
Michelle Grove-Reiland	Vice President
Olivier Postel	Secretary
Wayne Booker	Treasurer
Kevin Hoag	Director at Large
Derek Patterson	Z&R Property Management

Mr. Patterson emailed the protocols for utilizing Zoom for the meeting. All members can see and hear each other and share documents live. A Board packet was issued via email prior to the meeting.

### **Owner's Forum / Hearings:**

Mrs. Luu, Chair of the Neighborhood Safety Committee submitted an email updating the Board that the Committee was not able to obtain 100 resident sign-ups to fund security patrols. The Neighborhood Watch Program is active, and Block Captains are engaging with their neighbors.

### **Meeting Minutes:**

The January Annual meeting minutes were reviewed with no changes and the January Board meeting minutes were approved as submitted.

### **Finance Report:**

The total assets as of March 31<sup>st</sup> are \$647,511.04 with \$517,746.20 in Reserves. The Association was \$1,010.00 over budget on Operating Expenses for the year. The 2019 Inclinometer readings were paid in 2020. The Income and Expense Comparative was reviewed. Two CD's were maturing, and each was reinvested for a 1-year term to keep the laddering in place.

The Aged Receivable report was reviewed.

### **Manager's Report:**

The 2020-2021 Project List was reviewed.

The monthly Activity Report was reviewed.

The 2020 Reserve Projection spread sheet was reviewed.

**Old / New Business:**

There was discussion about excessive parking at the end of Wellfleet Street for persons entering the Debris Flow Basin area (technically persons are entering another owner's property before entering the HOA property). The parking will be monitored.

There was discussion on the swimming pool for 720 Paisley Drive and concerns regarding how the pool would be drained if needed. Mr. Patterson will inquire.

Mr. Marvin reviewed an email he issued to the Board after he and Mr. Hoag met with the owners of 340 Ellsworth regarding their rear yard (on March 16<sup>th</sup>). All past correspondence beginning from last year up through January 2020 was reviewed. A response will be issued indicating the required items/actions the Board will need to review, with a new compliance date. It was noted the previous daily assessment fines spanning over 170 days will be rescinded and any possible future penalties will be evaluated if the owners fail to comply.

The March and September 2019 Inclinometer readings were reviewed, and it was noted "The data presented in the affected figures do not show any significant movement with respect to previous readings."

The May 4<sup>th</sup> bag collection event has good participation so far.

The next meeting is set for June 18<sup>th</sup> at 1 p.m. at Fire Station 16 (depending on COVID-19 guidelines or restrictions).

There being no further business, the meeting was adjourned at 1:30 p.m.



Derek Patterson  
Property Manager