

Copperfield HOA Minutes--February 12, 2024 General Meeting

- In attendance: James Kovar, Richard Palasota, Monica Palasota, Brian Wiederwohl, Kim Sailor, Shelley Cain, Dean Swartzlander, Dave Moore, Tiffany York
- Absent: Bill Watkins
- Meeting called to order at 6:32pm by President Monica Palasota
- Order of Business:
 - Meeting Minutes October meeting minutes
 - Correction: Dave was present
 - Dean motions
 - Dave seconds
 - Passed unanimously
 - December Meeting Minutes
 - Approved via electronic and Richard in person
 - Filed as written
 - Treasurer report by Shelley
 - Motion to accept: Dave
 - Dean seconds
 - Filed as written
 - Old Business
 - New apartments
 - Update presented by Chuck Durr
 - Carriage Inn was unaware of plans for apartments
 - 1st of February developer backed out
 - Currently scheduled for March
 - 357 signed the petition
 - 213 are in 6 surrounding communities
 - 28 emails in addition to 7 emails from last time
 - New drainage system
 - Hard to maintain
 - More pollutants into water table
 - May back up into surrounding houses
 - Chuck had to submit documentation for meeting beforehand
 - Possible another petition signing weekend
 - Jeff to send out information
 - Tiffany has reached out to other associations nearby
 - Park Meadow
 - Park Village
 - Tiffany Park
 - Park Hudson
 - Need to send those neighborhoods the petition as well
 - Plenty of students currently in Residences at Oakmont

- New pool
 - Monica found the survey
 - Sunshine Fun Pools had favorable design
 - Voted to remodel instead of building new pool. 43k instead of 123k
 - Tabled for further discussion
- Fine schedule
 - Tiffany presented draft language
 - Members (homeowners) do not need to vote
 - Attorney recommended amending bylaws
 - Need to give notice to association members about amending bylaws
 - Board can vote to approve
 - Board needs to give members 30 days notice prior to implementation
 - Needs to be filed in county and also sent to members
 - Similar to other associations
 - Some associations have higher fees
 - Attorneys have approved this draft
 - Tiffany to look into antennae requirements
 - If all members are to vote, attorneys recommend voting by phase
 - Attorneys to review prior to Board vote and Tiffany will send out for review
 - Suggestion to include a discussion on fine schedule at Annual Meeting
 - Will post in newsletter and invitation to Annual Meeting
- True Light Pools
 - December 21st start date
 - Motor has been replaced
 - Kim and Todd have been out 9 times since for additional maintenance
 - Give two more weeks for improvement in services
 - Todd has been paid for his additional services
- Possibly hire cleaning service for bathroom Tiffany to provide quotes for pool cleaning, putting sign up, etc.
 - Possibility of utilizing a deposit for pool parties
 - Monica to post on facebook for pool cleaning, pool maintenance
- Griffin locksmith to provide quote on satellite key fob
 - Kim to take photos of lock mechanism for Griffin
- Attorney updates
 - Chicken and yards maintenance → have been filed
 - Fence on Draycott → has been filed

- Engineer for swimming pool decking
 - JBC will meet Monica before end of February
- Mailboxes have been fixed
 - 2 on Brompton, 1 on Viceroy, and 1 on Chelsea circle
 - Will need to get bids for inspection and quotes on additional maintenance
- Richard Palasota to resign at annual meeting
 - Board accepts resignation
 - Will vote on unexpired term member at annual meeting
- Annual Meeting
 - May 6th @ 6pm
 - Snow cones have been scheduled
 - Monica to get with Jeff on agenda and menu
 - Tiffany has sent insurance paperwork to school
- Architecture Review
 - Tiffany: 4 projects reviewed: 2 fences, 1 roof, and 1 bison statue approved
- Yard of the Month
 - Will start when grass regrows after winter
- Flags
 - Need to order new ones
- Jim, Bill, and Brian up for election at annual meeting
- Newsletter
 - Jeff just did one
- Next Meeting will be April 15th @6:30pm, location: Carriage Inn
- Meeting Adjourned- 8:15pm