

January 2021 HOA Meeting Notes; Greenway Farms taken by Damon Gooch

- 2020 minutes approved unanimously
- Huy elected to be on the board again
- Tennis backboard:
 - 3 sizes
 - Question about maintenance and durability
 - Largest size approved with 17 yes votes (Damon Gooch did not vote)
- \$57k on tree removal required by Town of Leesburg
- Suspicious activity on roof, police called
- Financial reserves; Huy reporting
 - \$30k under budget, happy
 - Reserves \$80k higher YOY
- John Prothero: parking spaces taken up by people parking where they shouldn't
- Dugger: questions on special assessment, why is one issued for the backboard but not other items
 - Response offered was that we wanted to gauge community interest for an added amenity and the only fair way to do so was to see if the community wanted to vote on the special assessment. Dugger satisfied with answer.
- Brain McAfee: when does BOD meet on timely issues such as signs being posted and will residents be allowed to attend. Displeased that signs we up early.
 - BOD response was that we offered leniency during a time of much turmoil and fear of unnecessary conflict. Brian satisfied with response

- Skip manager report, Lilly absent
- 5 tree's planted by Town of Leesburg
- Social event in question for 2021
- Path repair done:
 - Question by Drew Zenowich: why section between Lawford and Greenway not completed, BOD did not know the answer, perhaps Lily can elaborate
- All updates, including the reserve study, is available on website
- The fallen tree's are expensive to remove given access to FEMA area
- Why are we ordering pool furniture from Continental?
 - Should we replace the tables too, better to have all new furniture
- M. Alexander: can we consider other materials for home fix ups and the color palet
 - Something for the BOD to look into, perhaps modernize the community a little

- Boards on the bridge need to be fixed
- Huy: +/- \$200k placed into the reserves yet \$80k availabel. Feels like there is between \$120k to \$130 he cannot account for, unsure, wants to look into it further
- Should we have a better out clause for pool management company contract?
- Voted Yes, in front of Daniel and Julia Cribb on Sava Tree praposal
- Huy to president, Ben to Treasurer and Damon to Secratery upon Maureen's resignation

