

UGTHOA, Inc. General Meeting May 14, 2020

Present: Linda Lueders, Janice Gordon, Clara Hockstedler, Deandra Newcomb, Colleen Owen, Jason Folis and John Davis by phone.

Linda Lueders called the meeting at 6:32 p.m. A quorum was present.

Treasurer's Report: Deandra reported approximately \$256,000.00 in the BOA account. Funds from the BOA have been transferred to the Moody (Insurance) account. Current balance is approximately \$140,000.00.

Minutes: Jason moved, Janice seconded approval of March 12, 2020 meeting. Passed. Deandra abstained.

Committee Reports:

ACC: John reported one patio cover and one window request.

New Business:

Carpenter Bees: Agreed to have Prokill treat Buildings 11 and 38 (eight units) for \$1400.00. This is \$125.00 per single story townhouse and \$225.00 for two story unit.

Trees: Agreed having Bay Area Tree Experts prune common areas Phase 2, Gemini, and Phase 3, Broadlawn, for \$20,500.00. Residents may contact Bay Area Tree Experts for reduced rate trimming of homeowner's trees.

Workmen's Comp Insurance: We are insured by Traveler's through ADP.

Pool: We discussed when the pool could open and did not determine a definite date.

Old Business:

Mulch: Mulching will begin Monday weather permitting. E & T's approved bid is \$32,650.00 for natural bark.

Drainage Survey: Paid the first request of \$4050.00 for the approved \$6560.00 survey bid.

Concrete Project: Approved \$8942.50 for T work between buildings 16 and 17. Additional driveway at 2232 Gemini completed for \$2107.84. Work is completed and residents are very pleased with the improved drainage and new driveway.

PPP Loan: In March online, Janice moved, Clara seconded applying for PPP loan. John , Colleen, and Jason voted yes. Linda and Deandra voted no. Loan was approved and \$38,285.00 was deposited in BOA 5/8/2020. Funds to be used for salaries and utilities.

Brighton Garage Roofs: Jason moved, Deandra seconded allotting \$15,000.00 for first phase of roofs replacement. Single garages at \$2480.00 and double at \$3480.00. Passed.

Resident present: Tina Carter.

Adjourned at 8:00 p.m.

Approved as corrected 6/11/2020

Submitted by Clara Hockstedler , Secretary