

## **UGTHOA, Inc. General Meeting July 13, 2023**

**Present:** Alena Grinstead, John Davis, Janice Gordon, Clara Hockstedler, Colleen Owen and Victoria Fields. **Absent:** Mattye Reymont. **Staff:** Carrie McGinnis and Cynthia Johnson.

John Davis, president, called the meeting to order at 6:35 p.m. A quorum was present. John welcomed the community members, and the Board introduced themselves.

**Minutes:** Colleen moved, Alena seconded approval of the General Meeting Minutes of 5/11/2023. Passed.

**Treasurer's Report:** John reported for Mattye. John and Mattye have been to the banks, and all accounts are only in their names. The BOA balance is \$116,784.91 with \$6,547.00 foundation repair outstanding. Concrete work is paid in full. With two months remaining the Moody Insurance account is \$188,311.22 with \$22,460.19 in unpaid assessments. The Wellby JSC accounts are Primary \$34,045.78, 6 mo CD \$93,098.77 and 3 mo CD \$105,941.95. The CD which matures in August will be traded for a interest higher rate. John explained that the accounts receivable balance on the Financial Report is due to the high increase for insurance for 2023-2024.

### **Committee Reports:**

- **ACC** – Cynthia reported for the committee a request for windows on one of the Brightons. Victoria inquired about a request. It had been approved earlier.
- **Landscape** – Janice reported it is too hot to plant. Luis and crew are watering the newly planted grass.

**Old Business:** The sidewalks and drainage work between buildings 26 and 28 has been completed. Evie Davenport reported going out 20 minutes after the last big rain storm. Everything had drained! A few small, unfinished concrete projects will be completed when the weather is cooler.

**Other: Review of the Landscape Contract Addendum** – The proposal is for an increase to \$2474.00 per visit for 42 visits. This is \$103,908.00 a year, an increase per year over the current budget for the remainder of the five year contract. The contract has just under three years remaining. This proposal is still less than the association has paid other companies in the past, and E and T has done by far the best job deserving the increase. Janice moved, Colleen seconded accepting the proposal beginning July 1, 2023. Passed.

### **Community:**

- **Dr. Whitney** – Please clean the sign at Bramble and Space Center.

- **Brenda Bullera** – Inquired about recycling. Since we receive concierge service, it is not possible. Ellington Field offers recycling.
- **Janice** – The pool building will have a makeover after the swimming season.
- **Alena** – She still has old pool chairs in her garage.
- **Ben Wittmeyer** – Requests a plant that will not invade his and neighbor's waterlines.

**Alena moved, Victoria seconded adjournment at 7:10 p.m. Passed.**

**Approved 8/10/2023 Janice moved, Victoria seconded, Passed.**

**Submitted by Clara HJockstedler, secretary**