



**WATERFORD PATIO HOME OWNERS ASSOCIATION  
MINUTES – November 13, 2019**

**Present:** Skip Shaw, President, Ken Waddle, Vice President, Marsha Souza, Treasurer, Jan DeProspero, Secretary, Travis Jackson, Al Souza, Juan Braceras

Meeting was called to order at 7:01 p.m.

Minutes for September were emailed previously and are accepted. – No meeting in October.

Treasurer's report was emailed and is accepted. 54K In account – all dues paid.

**OLD BUSINESS:**

**Pending**

**New Castle Circle – Ken Patched the Hole, still needs to be graded properly. – Ken will complete this in the next 3 weeks.**

**Pool Paver Installation - Skip to dig hole to find drain pipe – currently floods resident on corner. We relocated sprinkler.**

**Pool Fence – Needs cementing on several areas – Marsha will add to George's maintenance List**

**Pool Canopy – it was suggested that we consider purchasing a canopy to add shade to the pool area over the new pavers in what is now the grass area adjacent to the pool house. – Mike to take a look at the one in Falcons Leigh Patio Homes. – Skip got addl quote for \$8500 – moved area to corner over top of existing tables – permanent structure. Skip proposed we look at Sails or Canvas Covering as a more cost effective solution and will obtain quote. We will measure and buy canvas shade much more cost effective. (20x20 shade \$114, 15x30 approx \$141).**

**Pool Water Level – water level low so not being filtered. Marsha to call Shawn the pool guy to take a look at the water levels**

**Pool Lighting - Flood lights at pump house out – Skip to check out**

**Beautify Sterling Entrance - Planting still needs to be done. It was suggested we paint the light green word "Ivanhoe" new light color to match new exterior wall paint and add solar lighting – Ken send a pic of entryway to Jen Illing for what**

she thinks would be the best options for long term low maintenance Vegetation we need to paint prior to planting.

**Exterior Walls/ Paint and Clean** – Got Estimate, need new estimate without interior walls – need to decide on colors

**Security Measures** – Ken to look into and get pricing for faux cameras at pool, with one real camera to take pictures of lic plates and feed into hard drive in pump room. He will also get prices for signs. – **It was motioned and accepted that cameras purchased under \$1,000 will not need a board vote. Permission to purchase granted. Ken to call Paul Hindon.**

**Holiday Lighting** – No electric in Island or Entrance – very expensive to add

**Budget was Reviewed**

**Meeting was scheduled for December to vote on 2020 Budget and 2020 Board Members**

**Nominations for 2020 Board Members** – 2019 Board members have all elected to stay on board if no new members surface. Possibly add Juan Braceras as Director to replace Mike Rodriguez.

**Newsletter went out with proposed Budget, Annual Meeting Announcement, Proposed 2020 Board Members and Dues Letter and Community Information Board was updated.**

### **NEW BUSINESS:**

Got new quote for Painting not including Interior Walls

Vote On Board Members

Vote on Budget

Schedule New Inspections

Call Code Enforcement on Back Yards (2) on Leeds Lane

15025 Brighton White Cloth still on Roof

**Next meeting will be December 11<sup>th</sup>.**

**Action Items:****Ken Waddle:**

- Grate New Castle Circle
- Ken and skip locate and cap off pipe prior to paver installation
- Get Quote on Solar lighting for entrance
- Get Quote for Security Cameras
- Sent pic of entrance to Jen Illing

**Marsha Souza:**

- Have Shawn check pool water levels

**Skip Shaw:**

- Get addl quote on pool canopy and/or canvas covering

**Jan DeProspero:**

- Decorate Board with Marsha

**George (Maintenance Man):**

- Cement Pool Fence
- Fix Loose Sign at the cross section of New Castle and Castlegate
- Install Sign at Leeds

**Travis**

- Get Price to extend Driveways