

# Mountainside Homeowners Association

## Board of Directors Open Meeting Minutes

October 19, 2021 @ 6:00 p.m.

Location: Google Meets

### Board Members:

Les Ratliff	President	Present
Jayne Foote	Secretary/Treasurer	Present
Lorrie Mount	Director	Present
Bryan Johnson	Director	Absent
Lynn Petronsky	Director	Absent

Management: Joan Phillips, P&G Association Management, Community Manager  
Madeline Labrada, P&G Association Management, Community Assistant

### Call to Order & Establishment of Quorum

Les Ratliff called meeting to order at 6:11 pm. Quorum was met with (3) of the (5) Directors present noted above.

### Approval of Minutes – August 24, 2021

Les Ratliff read off minutes. Jayne Foote motioned to accept minutes as written. Lorrie Mount 2<sup>nd</sup>. All in favor.

### Homeowner Forum

None

### Review of the Financial Report - August & September 2021

Joan Phillips reviewed financials stated the operating account has \$51,290.12 and the Reserve account has \$42,973.72. Joan did mention the increase in water due to a leak. Les Ratliff asked about the city possibly waiving or reducing the increase. Joan stated that she thinks the city will only reduce or remove increase as a one-time courtesy for the lifetime of the HOA. Les asked her to contact the city to confirm. Les Ratliff motioned to accept the financials. Lorrie Mount 2<sup>nd</sup>. All in favor.

### Unfinished Business -

a.) None

### New Business -

**a). Discussion and Review of Current Architectural Standards and Guidelines-** Les Ratliff motioned to hold a workshop to discuss any changes to the ARC standards and guidelines. Jayne Foote 2<sup>nd</sup>. All in favor. The board did discuss lighting as a possible item to add to the guidelines.

**b). Discussion of Monthly Inspections – Compliance-** Les Ratliff asked to move discussion to the executive session. Joan Phillips agreed.

### Homeowner Forum –

None

### Schedule Next Meeting-

December 14, 2021 - 6:00 Open – 7:00 Executive

### Adjourn-

Les Ratliff motioned to adjourn meeting at 6:47 pm. Lorrie Mount 2<sup>nd</sup>. All in favor.

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Accepted By

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Date