

Barrington Heights Association of Homeowners

Board of Directors Meeting Minutes

May 1, 2024

Location: Zoom

Board Members Present: Robert Jester, Gail Carnahan, Grace Cargni, Randy Ilas

Management Representative: Sara Cole, Community Association Manager

Call to Order

The meeting was called to order at 6:05 PM.

Homeowner Forum

No homeowner concerns were brought to the board's attention at this time.

Secretary's Report

Approval of Meeting Minutes: It was motioned by Robert and seconded by Gail to approve the April 3, 2024 minutes as written. Motion carried.

Committee Reports

Architectural Committee – Grace reports that an appeal for a patio cover will be discussed later this evening. She also anticipates an appeal for a deck installation to come up soon as well.

Landscape Committee – Sean from 7 Dee's was present at this meeting to discuss upcoming irrigation repairs. The flowers at the Salamo entrance are not thriving due to problems with the irrigation. He will wait until the repairs have been completed to replace the flowers.

Sean provided a bid for \$785 to repair stuck valves which was unanimously approved by the board.

Once the construction on Salamo has been completed the board can approach the City about possible reimbursement for damages caused. He willing to attend a meeting with the City if needed to provide them details on the repairs needed.

Safety Committee/City Updates – Robert reports that the changes to the Salamo entrance have been completed including a yellow turn zone. A flashing pedestrian cross walk light is also in the works. Robert plans to meet with the park manager and will report any updates.

Financial Report:

It was approved by all board members in attendance to accept the March 2024 financials prepared by management.

It was approved by all board members in attendance to write off all AR balances of less than \$0.74 and one account balance of \$52.90 from a previous owner.

Action Item Tracker: The Board reviewed the action item tracker and Sara provided updates to the board of the pending items.

Old Business:

- **Owner Irrigation Leak Reimbursement:** It was approved by all board members in attendance to grant a reimbursement in the amount of \$336.28 for costs incurred due to a monument irrigation leak last fall.

New Business:

- **Mailbox Power Washing Proposal:** Sara to include monuments in the bid for pressure washing to be considered by the board.
- **ARC Appeal 3470 Riverknoll Way:** ARC application was previously denied due to materials not in compliance with the design guidelines. The board requests that the owner provide pictures of materials/finishes to get a better understanding of the final product. A decision will be rendered quickly after review of the materials to allow for timely completion of the project.

Executive Session: The board adjourned to executive session at 7:01 pm to review a fee waiver requests.

Adjournment: With no further items on the agenda for discussion, the meeting was adjourned at 7:11 PM. The next Board meeting is scheduled for June 5, 2024 at 6:00PM via Zoom.