

Minutes (DRAFT)
Barrington Park Board of Directors
regular monthly meeting
December 8th, 2016

Meeting called to order

Directors present: Greg Fraser, Kari Buchanan, Donna Hagblom, Steve Olsson, Pat Platts, Sam Holman, Dave Maxwell, Dirk Heinz, Charlie Huggard.

Others present: Deloris Lennart, Bruce Bollinger, Sundane (Homeowner), Utah Health Department Representative.

Quorum present. Meeting convened at 6:30pm. Chair by Greg . Minutes by Kari.

October Minutes Reviewed. Motion and 2nd to accept the minutes. Accepted Unanimously.

Homeowner Concerns: A Utah Health Department Representative presented information about the Utah laws concerning second hand smoke and what the HOA could do within the community to limit second hand smoke.

Election of Officers for 2017:

Nominations for President:

Steve nominated Greg.

Dave volunteered his service and added that he would like to have more open communication among board members, clarify and implement standard operating procedures, improve technology with digital file systems, help have a smooth transition when Bruce is ready to retire.

Voting done by secret ballot.

Results:

Dave Maxwell-President

Charlie Huggard-Vice President (by unanimous vote)

Donna Hagblom-Treasurer (by unanimous vote)

Kari Buchanan-Secretary (by unanimous vote)

Park Report-Bruce:

- Cash assets account \$470,000 and going up
- Income and expense report: bank adjustment \$4.01 check from Wells Fargo.

- Net Income -\$10,000: due to maintenance grounds for concrete, patios and driveways, roofs and continuing to be repaired. This will go up in the next couple of months.
- Discussed the problem accounts. Lien goes on property when 2 months of HOA fees have been missed. When the account gets to \$1000 it will go to the attorney to send out a letter.
- Replacing some decks. Received a letter from Trex concerning a class action lawsuit about the Trex deck boards that were flaking. Trex will replace the boards that are flaking.
- Looking into changing the way we do automatic withdrawals for the HOA fees to save on the month charges from the bank.
- Looking into changing the phone system to save money.
- Increasing our security system. A trailer was stolen from the RV park. When the RV park is broken into all homeowners that have property stored there will be notified. There is a security camera installed in the RV park.
- A back porch had an attempted break in.
- The drop box was broken into.
- A truck was stolen from a driveway.
- A car was broken into and a child's car seat was stolen along with Christmas gifts.
- Packages were being stolen off of front porches.
- Looking to adding wifi cameras throughout the community that will tie into the main security systems.
- Looking into purchasing a different truck for the grounds crew.
- CPA review or audit- \$6000 for review, \$8000 for audit. Last time we did an audit was 5 years ago. **Board voted and decided to do an audit- majority vote.**
- RV Park: waiting list. RV park is reserved for homeowners on a first come first serve basis.

Appeals committee:

Compliance-Deloris: 5 garbage letters, 1 oil letter, 10 non owner occupancy, 4 suspected room rent, 1 car towed. Neighborhood watch meeting- 20 people committed to drive around and keep watch.

Board Member Concerns: Motion detectors can be installed by individual homeowners.

Meeting adjourned. Next Meeting is January 12th at 6:30pm.